

\$89,900 - 206 34 Nollet Avenue, Regina

MLS® #SK020959

\$89,900

1 Bedroom, 1.00 Bathroom, 643 sqft

Single Family

Normanview West, Regina, Saskatchewan

Looking for your first home or a smart investment? This is a clean and well maintained 1 bedroom /1 bathroom condo (corner unit) offering comfort, convenience and incredible value. The open concept living and dining area is bright and the perfect space for relaxing while enjoying a nice view out the patio doors. The galley style kitchen offers functional cupboard and counter space, making meal prep a breeze. The breakfast nook could be set up with a desk to accommodate a home office area. The bathroom has been refreshed with a bathfitter tub surround. The large in-suite storage room is a convenient and safe place to store a small deep freeze, or your bike, luggage, winter tires, etc. Step out onto your private balcony and enjoy peaceful views of the landscaped greenspace – the ideal spot for morning coffee or unwinding after work. The flooring throughout the main living areas was updated 3 years ago. This unit includes an electrified parking stall (stall #53) and is pet-friendly (with restrictions). Condo fees of \$375.09/month cover heat, water, exterior maintenance, building insurance and reserve fund, so you can enjoy a worry-free lifestyle or hassle-free rental income. A common laundry room is located on the main floor. Medford Mews is located close to shopping (Normanview Shopping Centre), the bus stop, a gym, grocery stores, restaurants and the Galaxy Cinema – everything you need is only steps away. Whether you are ready to stop renting



or want to add a low-maintenance property to your real estate portfolio, this condo checks all the boxes! Condo was previously rented at \$1,100/month. (id:6289)

Built in 1977

Essential Information

Listing #	SK020959
Price	\$89,900
Bedrooms	1
Bathrooms	1.00
Square Footage	643
Year Built	1977
Type	Single Family
Sub-Type	Condominium/Strata
Style	Low rise

Community Information

Address	206 34 Nollet Avenue
Subdivision	Normanview West
City	Regina
Province	Saskatchewan
Postal Code	S4T7P9

Amenities

Amenities	Shared Laundry
Features	Treed, Balcony
Parking	None, Other, Parking Space(s), Surfaced

Interior

Appliances	Refrigerator, Intercom, Window Coverings, Stove
Heating	Baseboard heaters, Hot Water
Cooling	Wall unit

Exterior

Exterior Features	Lawn
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Listing Details

Listing Office

RE/MAX Crown Real Estate



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