# \$259,900 - 213 3 Street W, Lashburn

MLS® #A2237353

## \$259,900

3 Bedroom, 2.00 Bathroom, 909 sqft Residential on 0.21 Acres

NONE, Lashburn, Saskatchewan

Discover this inviting 900+ sq ft home nestled on two full lots in the peaceful community of Lashburn. Step inside to a spacious dining area and a bright living roomâ€"originally the primary bedroomâ€"which can easily be converted back if preferred, one bedroom and 4 piece bath. The functional kitchen includes all major appliances, making move-in a breeze.

The back entrance opens to a large porch that leads out to a beautifully treed backyard featuring a new deck, firepit area, and multiple storage sheds. You'II also find a generous 24x26 heated garage with back alley accessâ€"perfect for year-round use.

Downstairs, the fully developed basement offers two additional bedrooms, a full bathroom, a cozy family room, cold storage under the stairs, an extra storage room, and a large laundry/utility area.

Recent updates in 2022 include new siding, shingles, eavestroughs, and several windows on both the home and garage, as well as new basement flooringâ€"providing peace of mind and added value.

With flexible living spaces, abundant storage, and a spacious lot in a quiet location, this home is ideal for families or first-time buyers. Don't miss your chance to own a well-maintained property with room to grow!







## **Essential Information**

MLS® # A2237353 Price \$259,900

Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 909

Acres 0.21

Year Built 1977

Type Residential
Sub-Type Detached
Style Bungalow

Status Active

# **Community Information**

Address 213 3 Street W

Subdivision NONE

City Lashburn

County Saskcatchewan Province Saskatchewan

Postal Code S0M 1H0

#### **Amenities**

Parking Spaces 4

Parking Alley Access, Double Garage Detached, Garage Door Opener, Gravel

Driveway, Oversized, RV Access/Parking

# of Garages 2

#### Interior

Interior Features See Remarks

Appliances Dishwasher, Garage Control(s), Refrigerator, Washer/Dryer, Garburator,

Gas Water Heater, Microwave Hood Fan, Stove(s)

Heating Forced Air

Cooling None
Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Garden, Private Yard, Fire Pit

Lot Description Rectangular Lot, Back Lane, Back Yard, Many Trees

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Wood

## **Additional Information**

Date Listed July 5th, 2025

Days on Market 122 Zoning R1

# **Listing Details**

Listing Office eXp Realty (Lloyd)

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