

\$89,500 - 304 Leonard Street, Herbert

MLS® #SK016882

\$89,500

3 Bedroom, 3.00 Bathroom, 1,260 sqft
Single Family on 0.17 Acres

N/A, Herbert, Saskatchewan

Your home should reflect your uniqueness, and this one-of-a-kind 1910 character gem in the heart of Herbert, SK does just that. Located just down from the town park and across from a large green space, this 3-bedroom abode combines old-school workmanship with many updates. The spacious kitchen features an island, updated appliances, loads of cabinetry, and a casual eating nook. The large dining room opens into the living room and to a study area, rife with character features like hardwood flooring, wood trim, large windows, and high ceilings. The main floor design is capped off with a large primary bedroom, a 4-piece bath, and main floor laundry. The laundry area has a large shower stall, designed for wheelchair access, but would be great for other uses such as washing a dog. The 16x26 attached garage has tons of storage space as well as a ramp to accommodate someone with mobility challenges. Upstairs has 2 smaller bedrooms and the convenience of a 2-piece bathroom. The tidy basement has even more storage options, an office/den space, a 3-piece bathroom, and a rec room that has its own exterior access. Updates include shingles, underlay, and drip edge in 2023, Hunter Douglas window shades, LED lighting, 100-amp electrical panel and metal mast, and several renovations that were done to reclaim the functionality of this home. The hot water heating system did fail, so the radiators were removed, but if you were to add the system of



your choice, this home could serve you for yet another century. (id:6289)

Built in 1910

Essential Information

Listing #	SK016882
Price	\$89,500
Bedrooms	3
Bathrooms	3.00
Square Footage	1,260
Acres	0.17
Year Built	1910
Type	Single Family
Sub-Type	Freehold

Community Information

Address	304 Leonard Street
Subdivision	N/A
City	Herbert
Province	Saskatchewan
Postal Code	S0H2A0

Amenities

Features	Treed, Corner Site, Lane, Rectangular
Parking	Attached Garage, Parking Space(s), RV
# of Garages	1

Interior

Appliances	Washer, Refrigerator, Dishwasher, Dryer, Oven - Built-In, Storage Shed, Stove
# of Stories	2

Exterior

Exterior Features	Lawn, Underground sprinkler
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Listing Details

Listing Office	Century 21 Accord Realty
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