



HAMMONDTM
REALTY

\$465,000

10-Acre Building Site, Corman Park



Kevin Jarrett
Kevin.Jarrett@HammondRealty.ca
(306) 441-4152
HammondRealty.ca



Howard Nodwell
Howard.Nodwell@HammondRealty.ca
(306) 918-7106
HammondRealty.ca

Property Details

Service Type:	Listing	Rural Municipality:	RM 344 Corman Park
Closest Town:	Martensville	Location:	Saskatchewan
MLS Number:	SK037317	Title Acres (ISC):	10
Price:	\$465,000	\$/Titled Acres:	\$46,500
Farmland:	\$465,000		
Enterprise:	Acreage		

Description

10-Acre Building Site in Corman Park

Escape to the country while staying incredibly close to city amenities! This 10-acre parcel offers the perfect opportunity to build your dream home in the highly sought-after Rural Municipality of Corman Park. Featuring a gorgeous, well-treed yard, this property provides excellent natural privacy and a scenic backdrop for a brand-new residential build.

Location & Convenience

The property is exceptionally well located: 7 miles to Saskatoon Circle Drive. 4 miles to the centre of Martensville. School Bus Route Available: Servicing Martensville Elementary School (8 miles) and Martensville High School (8 miles).

Directions: From Saskatoon, take Hwy 12 North to Penner Rd. Go 1 mile West, then 1 mile North.

Property Features & Utilities

This property is well-prepared and serviced compared to typical bare land, saving you significant development costs:

Outbuildings & Parking: Features a spacious 24' x 30' detached double garage equipped with a natural gas (NG) forced-air, ceiling-mounted heater, plus (1) additional storage shed.

Topography: Beautifully flat terrain featuring some bush/shelter belt.

Power & Utilities: Fully serviced with Power, Natural Gas, and Telephone lines directly to the property.

Water Supply: Well and a Public Water Line.

Sewer System: Liquid surface disposal septic tank system.

Note: There is an existing mobile home on the property that is not livable that is to be removed.

Legal Description: Blk/Par B Plan 102468966 Ext 0







