

# 1232 14th Street East

**1 Bedroom, 1 Bathroom Basement Suite**

**\$1350/month (including power and utilities)**

This 1 bed, 1 bath legal basement suite available as of February 1, 2024. This suite is ideal for an individual, dedicated university student or working professional. Perks of this suite include a separate entrance, shared laundry, and a designated parking spot with plug-in access. Street parking is available, but please note that a permit (which would incur an additional cost) is required. Nestled in Varsity View, this suite is in close proximity to President Murray Park (just 2 blocks away), 8th street (within 6 blocks), and the University of Saskatchewan (just 7 blocks away).

**Priced at \$1350/month** (including power, water, cable) for a minimum 1-year lease, with a one-month rent damage deposit due at signing. Non-smoking, no pets, and no partying.

Text or call Derek at 306-221-7661. Or email [gordeldesign@shaw.ca](mailto:gordeldesign@shaw.ca)

