

## **2 BEDROOM 2.5 BATHROOM FULLY FURNISHED HOME FOR RENT – NUTANA**

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- Two-bedroom, two-and-a-half bathroom executive townhome  
Just shy of 2,000 square feet of living space
- River-facing with unobstructed views of the South Saskatchewan River, Rotary Park, and downtown skyline
- Located on one of Saskatoon's most prestigious and scenic streets
- Centrally located, approximately 10 minutes in any direction to Royal University Hospital, City Hospital, and St. Paul's Hospital  
Fully furnished with all utilities and bills included
- Attached double garage
- Pet-friendly
- One-of-a-kind, turnkey property offering refined riverfront living in the heart of Saskatoon

This executive townhouse at 204 Saskatchewan Crescent East offers sophisticated riverfront living in one of Saskatoon's most sought-after locations. Positioned directly across from Rotary Park, the home captures breathtaking, unobstructed views of the South Saskatchewan River, the downtown skyline, and the surrounding river valley trails from its front-facing windows.

The main floor is designed for both everyday living and elegant entertaining, featuring expansive windows that flood the space with natural light, rich hardwood flooring, and a welcoming gas fireplace. The open-concept layout flows seamlessly into a spacious dining area and a chef-inspired kitchen with sleek white cabinetry, quartz countertops, a generous island, and premium stainless steel appliances. Thoughtful details such as designer lighting, tiled foyer accents, custom millwork, and refined finishes elevate the overall aesthetic.

The upper level includes a luxurious primary suite with a spa-like ensuite offering dual sinks, heated floors, and a rainfall shower, along with a custom walk-in closet designed for maximum organization. A bright and versatile loft space provides flexibility for a home office, lounge, or creative studio. The fully finished lower level adds additional living or guest space, while the attached heated double garage offers exceptional convenience year-round.

With its central location approximately ten minutes from all major hospitals, fully furnished turnkey setup, pet-friendly policy, and unparalleled riverfront setting, this property offers a truly elevated living experience on one of Saskatoon's most iconic streets.





























