



# HAMMOND

REALTY

**\$795,000**

**Regina Beach 54 acres Hobby Farm**

*(Organically Farmed for over 25 Years!)*



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## **Charming 54-Acre Hobby Farm – Organically Farmed for Over 25 Years!**

Discover the perfect blend of prairie charm and rural opportunity with this scenic 54-acre hobby farm located in the RM of Lumsden No. 189—just 8.5 km from Regina Beach and the picturesque shores of Last Mountain Lake. Lovingly maintained and organically farmed for the past 25 years, this versatile property offers a rare lifestyle opportunity within easy commuting distance to Regina.

The land features flat to gently rolling terrain, a hay pasture, a scenic ravine, a dugout, and partial fencing—ideal for livestock, gardening, or simply enjoying the open prairie air. Whether you're looking to farm, raise animals, or embrace country living, this property is ready to support your rural dreams.

### **The Home:**

Originally built in 1920 with a well-integrated 1995 addition, the character-filled 2,050 sq ft home offers:

- 4 bedrooms, 3 bathrooms over two levels
- A cozy, functional layout and plenty of natural light and historic charm

### **Outbuildings & Infrastructure:**

- Large Heated Shop (56' x 24') – Bifold hangar door, 2-piece washroom, NG forced air furnace, insulated, metal roof, powered – could serve as a 3-car garage.
- Workshop (32' x 16') – Cement floor, power, metal roof (not insulated).
- Barn (34' x 72') – Stone foundation, power, metal roof, water hydrant.
- Attached Cattle Shelter (23' x 36') – With 4' cement grey beam.
- Chicken Coop & Pen – With power.
- Doghouse
- Pump House (12' x 20') – Houses a shallow well (powered), with a deep well that can feed into it.
- Storage Sheds:
  - 4-Bay Shed (24' x 60') – Partial concrete and dirt floor, metal roof and metal clad.
  - Smaller Storage Shed (9' x 12') – Raised wood floor, metal roof and metal clad.
- Grain Storage: 3 metal bins and 2 wood bins (one located in barn), with a combined capacity of approximately 5,000± bushels.

### **Location Highlights:**

- Just minutes from the recreational opportunities of Regina Beach and Last Mountain Lake—a haven for boating, fishing, hiking, and more.



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- A scenic trail provides direct access to the lake for walking or biking.
- An easy commute to Regina, offering the perfect balance between quiet country living and city convenience.

**Additional Info:**

- Power and phone services connected
- More land available for rent

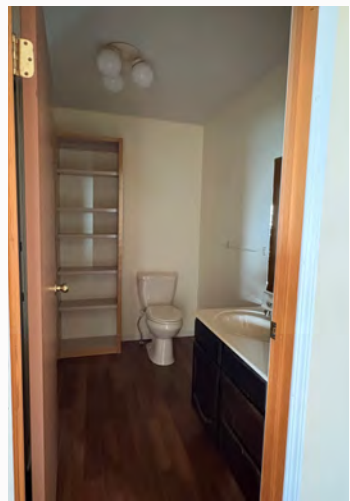
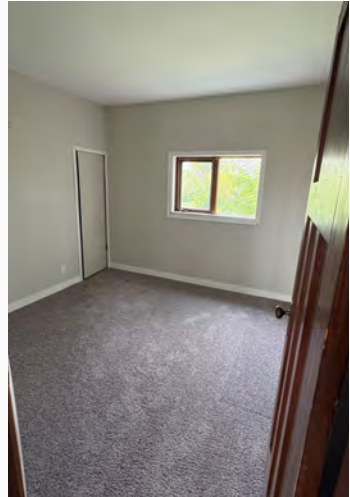
This is a unique opportunity to own a slice of Saskatchewan paradise with a proven history of sustainable farming. Whether you're expanding your agricultural ventures or looking for a peaceful homestead near the lake, this property is a must-see.

 Schedule your private viewing today!



























R. M. OF  
DUFFERIN  
No. 190

R. M. OF  
MCKILLOP  
No. 220

RGE 22

SUNSET COVE

LAST MOUNTAIN LAKE

REGINA BEACH

BUENA VISTA

RGE 21

LUMSDEN BEACH

R. M. OF  
LONGLAKETON  
No. 219

TWP 21

TWP RD. 212

TWP RD. 210

TWP RD. 204

TWP 20

TWP RD. 202

TWP RD. 200

