



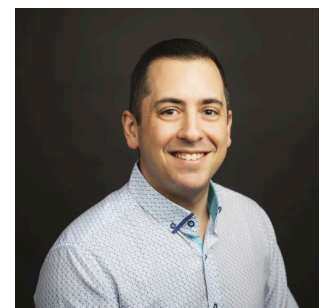
101 WILKINSON CRESCENT

Range Lake, Yellowknife

\$449,900

MLS®:	6592
Bedrooms:	3
Heating:	Forced Air Furnace
Taxes:	\$2,867 (2025)
Balcony/Patio:	Side Deck (South Facing)
Lot Size:	5,326 sqft
Year Built:	1993
Roof:	2022
Hot Water Tank:	Hot Water On-Demand (2018)

Type:	House
Bathrooms:	2
Fuel Type:	Propane
Fireplaces:	Pellet Stove
Square Feet:	1,183 sqft
Storage:	Under Home
Style:	Manufactured
Furnace:	2018



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CENTURY 21.
Prospect Realty



5124 48 Street
Yellowknife, NT X1A 1N6

ABOUT THIS PROPERTY

Yellowknife streets have a personality, and Wilkinson Crescent has a good one. Family-friendly, walkable, close to the hospital and every errand on your list. The kind of crescent where people tend to stay a while.

The home grabs your attention as soon as you walk through the front door. The living room is comfortable and warm; the kind of space that earns that description, especially once the pellet stove gets going on cold nights. From there, the updated kitchen is where this home really shows off. White cabinets, subway tile backsplash, dark countertops, a farmhouse sink, and a big island in the middle of it all. A bay window at the front of the home pulls light into the dining area.

The master bedroom is at the back of the home. Generous, quiet, with double closets and an ensuite updated with double sinks, a tiled walk-in shower, and clean lines throughout.

Outside, the south-facing deck is a great place to enjoy all-day sun while the kids or dogs play in the fully fenced yard, a combination of grass, rocks and trees, the ideal northern yard.

It's not just cosmetically ready for you, but practically too. Steel pile foundation. Pellet stove. On-demand hot water. High efficiency propane furnace. New roof. The list is long. The kind of list that lets you stop worrying and start living.

Three bedrooms. Two bathrooms. 1,183 sqft. A 5,326 sqft lot. Walking distance to the hospital, shopping, and everything in between.



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