



NEW LISTING



151 BORDEN DRIVE

Range Lake, Yellowknife

\$574,900

Type:	House
Bathrooms:	2
Fuel Type:	Propane
Fireplaces:	Wood Stove
Lot Size:	6,576 sqft
Year Built:	1991
Construction:	Manufactured
Garage:	Detached - 14'11" x 20'10"

Bedrooms:	3
Heating:	\$3,669 (no wood stove use)
Taxes:	\$4,128.47 (2026)
Square Feet:	1,586 sqft
Parking:	Multi Vehicle + RV/Boat Parking
Style:	Single Family Detached
Foundation:	Steel Piles w/ Addition on Screw Jacks



Devon Straker

Realtor®

867-688-3654

devon.straker@century21.ca

<https://www.century21yk.ca>

CENTURY 21
Prospect Realty



5124 48 Street
Yellowknife, NT X1A 1N6

ABOUT THIS PROPERTY

Welcome to this charming 3 bedroom, 2 bathroom rustic farmhouse-inspired home offering nearly 1,600 sq. ft. of inviting living space in a family-friendly neighbourhood close to schools, shopping, parks, and everyday amenities.

Designed with both comfort and functionality in mind, this home features two spacious living areas, giving everyone room to spread out. A welcoming entry leads into the generous family room addition complete with a cozy wood-burning fireplace, plush carpeting, and a versatile bonus area ideal for a home office, playroom, or gaming space. The adjoining living room flows into a charming kitchen featuring a built-in coffee station/bar or dedicated baking nook, creating the perfect gathering space for family and friends.



The thoughtfully designed layout offers a spacious primary bedroom, while two additional bedrooms and a full bathroom are privately situated off the rear entrance, nestled between the two living spaces. This functional floor plan provides excellent separation and flow, making it ideal for families, guests, or those looking for flexible living arrangements.

Garden doors open to a sunny, south-facing backyard designed for easy enjoyment with low-maintenance gravel landscaping, raised flower boxes, fenced yard and a fire pit for relaxing summer evenings. Completing the property is a single detached garage and an exceptionally long driveway offering an abundance of parking for multiple vehicles, RVs, trailers, recreational toys, and more—even enough space for a school bus. Combining rustic farmhouse charm, generous living space, and outstanding practicality, this home is ready for its next family to enjoy.

Price Includes: Fridge, Stove, Dishwasher, Washer, Dryer, Wood Stove.

Upgrades: Primary Bath: Toilet, Sink & Faucet(2026), Main Bath: Toilet, Vanity, Bathtub Fixtures (2026), Vinyl Plank Flooring (2024), Screw Jacks on Addition - Nolting Construction (2024), Hot Water Tank (2024), Carpets (2020), Windows (2017), Siding (2017), Deck & Landings (2017), Roof (2016), Garage Propane Furnace (2013), and Double Wall Fibreglass Tank (2012).