

**RM #189 Regina Beach 54 acre
Hobby Farm**

LP: \$795,000



Prop Type: Farm
SubType: Hobby
Waterbody: Last Mountain Lake
Style: 2 Storey
Bldg Type: House
Prop Offer: Buildings And Land
Min Rights: Not Included, Not Owned By Seller
Tot Lnd Area: 54.00 / Acres
Legal: PT SE 06-21-21 W2 Ext 1

Location: Lumsden Rm No. 189
Nearest Town: Regina Beach
Postal Code: S0G 4C0
Possession: To be determined

Ownership: **Tax Amt/Yr:**

Location Description

PT SE 06-21-21 W2 Ext 1

Public Remarks: 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. 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: o 4-Bay Shed (24' x 60') – Partial concrete and dirt floor, metal roof and metal clad. o 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 scenic trail provides direct access to the lake for walking or biking. • An easy commute to Regina. • More land available for rent
Directions: Hwy 54 (Highway to Regina Beach) and Junction on Hwy 11 go 6 miles (9.6 km) turn Right 1.5 miles (2.4 km) Farm on L H Side of Road.

Parcel Information

RM	Parcel	Dir	Sec	TWP	RGE	Mer	CI	Soil	Asse	Tax	Cult	Nt Cult	Ntv Gr	Total	SI Stat
Lumsden RM No. 189	203983218	SE	06	21	21	2		O	\$0	\$0	0.00	0.00	0.00	54.00	Active

Property Information

Existing Real Property Report:	No	PCDS:	Yes	GST:		PST:	
Env Audit:	No	Marketing Quota:	No	Irrigated:			
Livestk/Crop:	No	Livestock Desc:		Met Cap:	3	Total Gran:	5,000
Metal Gran		# Metal Bins:		Wood Cap:		Sloughs:	
Wood Gran		# Wood Bins:	2	Wrkshp Ht:	Yes	Drink Water:	
Bush:	Some			High School:	8	Power:	Yes
Stones:	Some					Schl Bus:	Yes
Det Package:	Yes	Yard Light:	Yes			Elem Schl:	8
Phone:	Yes	Town:	8.5				
Distance To:							
Other Outbldg:	Barn, Workshop, Shed						
Topography:	Flat, Gently Rolling						
Fences:	Some						
Water Supply:	Dugout						
Sewage Disp:	Liquid Surface Dis, Septic Tank						
Easements/Restrictions							

House Information

AG SqFt:	2,050	Levels AG:	2.0	Year Built:	1920	Age Unknown:	
# Rooms:		# Bedrooms:	4	# Bathrooms:	3	Other Buildings:	Barn, Worksho
Construction:	Wood Frame						
Roof:	Metal						
Exterior Fin:	Wood Siding						
Basement:	Partial Basement, Walkout, Unfinished						
Base Walls:	Other						
Heating:	Forced Air, Natural Gas						
Water Heater:	Included			Wtr Heat Type:	Gas		
Furnace:	Furnace Owned						