

WELCOME TO
41 HORTON CRESCENT
\$410,000

C



ROOM SIZES

Living Room 10.7 X 14.11	Dining 7.1 X 14.11	Kitchen 13.8 X 14.11			BATHS 1-4pc, 1-2pc
Primary Bedroom 14.6 X 11.8	Bedroom 12.8 X 8.4	Bedroom 10.1 X 14.11			Storage 13.11 X 9.6 Basement
Pantry 9.5 X 7.3	Mud Room 11 X 9.1			Make: Model: Serial #:	Foyer / Entry Deck

HEAT

INSULATION

BUILDING

LOT

Type PROPANE	Ceiling: R	Sq. Ft. 1550	Lot Size 7599
Annual Cost	Walls: R	Age 1985	Garage Heated Work Shop
Litres Over Last 12 Mo.	Floor: R	Lot 44	Parking Gravel
	Skirting: R	Block 542	
		Plan 3155	Unit

SPECIAL FEATURES /FURNISHINGS:

Ready to be king of the Cul-de-sac? 41 Horton Crescent is a unique 7600 square foot lot with front and rear access from Range lake road, perfect for anyone with lots of toys! A heated work shop for all the tinkering or summer hang outs. Inside the home is 4 bedrooms and 2 bathrooms, Fresh paint 2026, flooring 2020, Propane furnace, updated bathrooms 2020, Hot water tank 2023, Pex Plumbing. Windows & siding redone in 2012 & the Roof in 2011. The home has a ton of storage in its dedicated storage room, mud room and walk in pantry. A Generlink power connection allows for generator back up power if the power was to go out, keeping your family safe & warm! A large fenced side yard perfect for pets or small kids and not taking any space away from the massive backyard. Book your showing today!

Price Includes: Dishwasher, Stove, Refrigerator, Washer, Storage Shed, Dryer, Emergency Lighting.

FOUNDATION

Wood Block

PROPERTY TAXES

Amount/yr \$3246.70 2025

Tenure Fee Simple

Fees

Area FRAME LK SOUTH

41 Horton Crescent, Yellowknife, NT

Main Floor Exterior Area 1549.07 sq ft
Interior Area 1391.04 sq ft



PREPARED: 2026/02/19



While regions are excluded from total floor area in iGUIDE floor plans, All room dimensions and floor areas must be considered approximate and are subject to independent verification.

