

WELCOME TO
140 BANKE CRESCENT
\$619,900

6709

SHANE CLARK
CELL 867.446.4663



ROOM SIZES

Living Room 13.10 X 11.8	Dining 10 X 13.2	Kitchen 11.3 X 8	Family Room 13.9 X 19.2		BATHS 1-3pc, 1-4pc Ensuite
Primary Bedroom 10.7 X 11.9	Bedroom 10.6 X 11.7	Bedroom 10.6 X 11.8	Bedroom 9.11 X 10.8		Storage Basement Crawl Space
				Make: Chaparral Model: custom Serial #: Z240	Foyer / Entry 8.7 X 11.8 Deck 20 X 20

HEAT

INSULATION

BUILDING

LOT

Type F/A OIL	Ceiling: R 60+	Sq. Ft. 1594	Lot Size 6265
Annual Cost \$3,385.88	Walls: R 20	Age 1989	Garage 18 X 22
Litres Over Last 12 Mo. In 2025	Floor: R 35	Lot 60	Parking Paved
	Skirting: R	Block 524	
		Plan 1977	Unit

SPECIAL FEATURES /FURNISHINGS:

Step into this impressive bungalow-style home with plenty of wonderful features all on one level! Exteriors feature an attractive curb appeal, home is elevated above road with good drainage, covered porch and entry, private back deck that walks onto a natural back area that extends onto open spaces between neighbours. Interior highlights include Blaze King Woodstove, 2 family rooms, large bay window with storage bench and seating area for humans, pets and plants plus 4 beds, 2 full baths and galley style kitchen with pantry and laundry centre. Located on quiet street and close to Parker field, Rotary Range Lake trail plus schools, shopping and Hospitals.

All packaged in an attractive price with many important updates completed including replacement of house windows to PVC, roof assembly and roofing(2020), quality hardwood, tile and new carpeting, interior painting, 2 year seasoned wood in garage plus more wood outside, furnace (2020), back deck (2023), hot water tank(2025).

This generational home comes with the following included items: Fridge, stove top & wall oven, dishwasher, Washer/dryer, deep freezer, log splitter, workbench & vice, window coverings, some patio furnishings & shed.

FOUNDATION

Steel Piles To Bedrock

PROPERTY TAXES

Amount/yr \$4286.19 2025

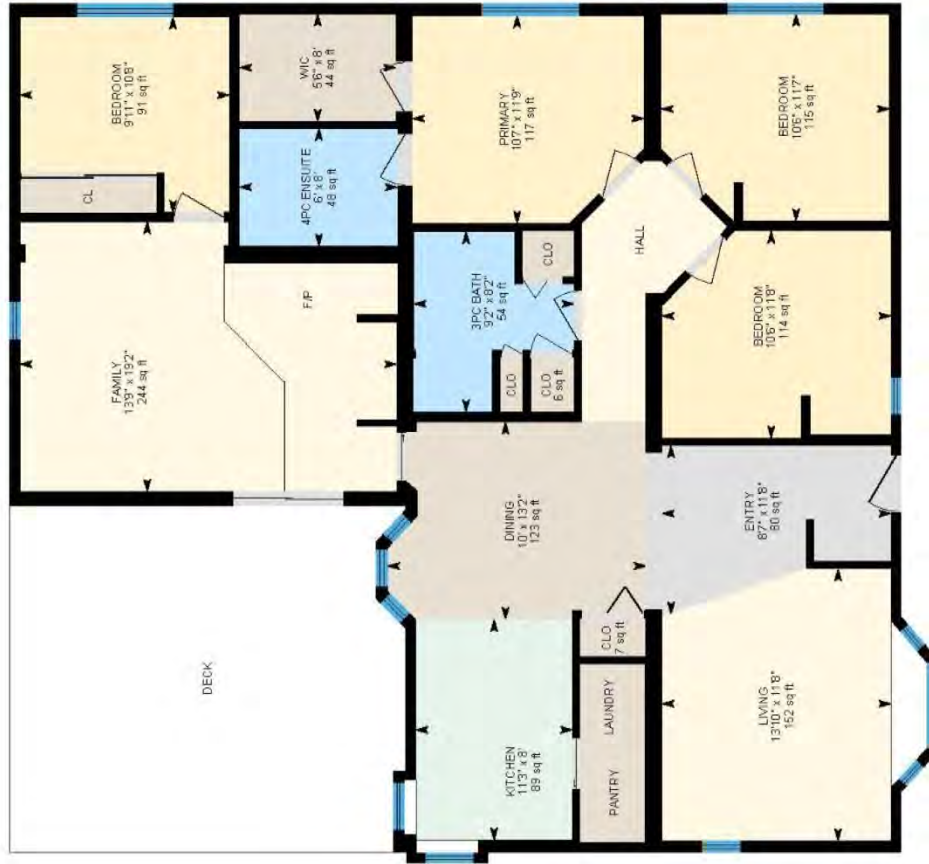
Tenure Fee Simple

Fees

Area FRAME LK SOUTH

140 Banke Crescent, Yellowknife, NT

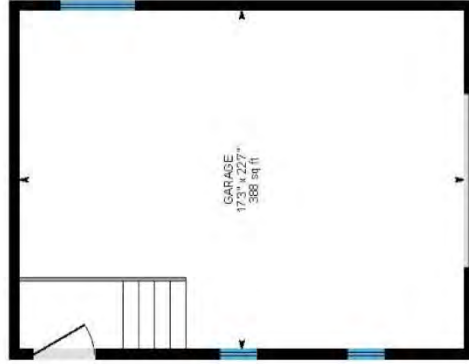
Main Building: Total Exterior Area Above Grade 1594.34 sq ft



Main Floor
Exterior Area 1594.34 sq ft



Garage
Exterior Area



PREPARED: 2026/06/01

White 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.



