



**\$724,900**

**MLS# 202604302**

**3 Bedrooms | 2.5 Bathrooms | 2,055 Sqft**

SS March 11, 2026. OTP March 18, 2026 eve. Custom built and meticulously maintained, this Charleswood home offers over 2,000 sq ft of living space on a large pie-shaped lot with a private backyard in one of Winnipeg's most desirable neighbourhoods. The main floor features a spacious kitchen ideal for everyday living and entertaining, a family room with gas fireplace, & formal living and dining rooms perfect for hosting. Upstairs offers 3 generous bedrooms, including a large primary suite with full ensuite, extra-wide vanity and oversized closet. The lower level features a large rec room with oversized windows and luxury vinyl flooring (2021), providing excellent space for relaxing or entertaining. Other notable upgrades include tri-pane windows, high-efficiency furnace (2015), shingles (2017), interior paint (2026) Upstairs baths (2026) exterior paint (2022), patio door (2024), patio addition (2025), and insulated garage doors (2025). Additional highlights include interlocking driveway, piled foundation, central air, double garage and ample storage. A fantastic opportunity to own a substantial custom home in sought-after Charleswood, close to parks, trails, schools and amenities. Just move in and enjoy! Features: Alarm system, Blinds, Dishwasher, Dryer, Freezer, Garage door opener, Garage door opener remote(s), Refrigerator, Storage Shed, Washer



For full listing details,  
please scan:



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