



**\$369,900**

**MLS# 202609925**

**4 Bedrooms | 2 Bathrooms | 864 Sqft**

Showings start May 12. Offers May 18th/eve. \*\* Open house Sunday, May 17th, 12.30pm-2pm\*\* Great 4 Bedroom with 2 Full Bathrooms and Double Garage Bi-level home on a Quiet Street in North Kildonan. Close to Schools, Parks, Transportation and Shopping. The Main Floor offers a Large Living room featuring Laminate floors, a Wood Fireplace and a Big Window that brings in an abundance of Natural Light. The Eat-in Kitchen is Bright and Cozy with White Cabinets and 2 Windows. This level is completed with 3 Bedrooms and a Full Bathroom. The Lower Level features a 4th Bedroom (no egress window) and a Second Full Bathroom. You will love the Huge Rec room with 12ft Ceilings, ideal for Entertainment and additional Living space. The exterior boasts a Large Fenced yard with a Patio, Garden area with Perennials and a Big Shed. There is a Double Garage with a Concrete Driveway and Garage door opener. Some updates include Newer Windows, C/Air unit, HWT, Sump Pump and more. All Appliances are included. Book your private showings!! Features: Blinds, Dishwasher, Dryer, Garage door opener remote(s), Refrigerator, Storage Shed, Stove, Washer



For full listing details,  
please scan:



**Mira Marion**

PHONE  
**(204) 999-9974**

OFFICE PHONE  
**(204) 255-4204**

**RE/MAX<sup>®</sup>**  
**PERFORMANCE**