



\$399,900

MLS# 202610026

3 Bedrooms | 1.5 Bathrooms | 1,493 Sqft

S.S. May 12, offers May 19th, 7PM. After 36 years of raising their family in beautiful St. Boniface, the longtime owners are ready to pass this lovingly maintained home on to its next family. This nearly 1,500 sq ft 2 story offers a bright, functional layout of the eat-in kitchen, sunrm, and living room. The sunny kitchen features plenty of cupboard & counter space, built-in appliances, a desk area, wine rack, and views of the beautifully landscaped backyard. Patio doors lead to a spacious 3-season sunroom. The cozy living room incl hardwood flrs and a wood-burning fireplace. A main-floor office or bedroom, 2pc bath & laundry room add convenience. Upstairs offers a large primary bedroom w/ walk-in closet & access to the 5 pc bath, plus two add'l bedrooms. The cool rustic lower level features a large rec room w/ wood stove, along w/ excellent storage & workshop space. Add'l highlights incl c/vac, 200-amp service, high-eff furn & C/air '24 HWT '20, shingles '13. Outside, enjoy the mostly fenced yard filled w/ perennials, a custom horse swing, large shed, potting area, & wood storage. A warm, welcoming family home in a fantastic neighborhood close to schools, downtown, The Forks, St. Boniface Hospital. Features: Blinds, Dishwasher, Dryer, Freezer, Fridges - Two, See remarks, Storage Shed, Stove, Vacuum built-in, Washer, Window Coverings



For full listing details,
please scan:



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