



1206 Sherburn Street Winnipeg

\$219,900

S/S SEPTEMBER 26/17 AFTER 1:00 PM OFFERS OCTOBER 2/17. Opportunity Knocks!! Live in half and rent the other side?? Great starter and/or investment property! This up and down duplex is sure to peak your interest! Main floor unit with spacious living room, hardwood floors, eat-in kitchen, one bedroom and rear porch office area. Upper unit with laminate floors, bright and spacious living room, eat-in kitchen area, one bedroom, office area and 4 season sun-room which could be second bedroom. Full basement, newer hi-eff furnace and hot water tank. C/air, detached garage with opener and extra parking pad. Nicely fenced yard with patio area. Great value and close to all conveniences! Make it yours!!

Living Room 15'67 x 11'25

Eat-In Kitchen 14'33 x 8'83

Master Bedroom 12'25 x 9'50

Porch 9'50 x 7'75

Living Room 15'42 x 8'58

Eat-In Kitchen 12'83 x 8'50

Bedroom 9'25 x 8'67

Sunroom 9'17 x 8'33

Other 6'67 x 6'58

Four Piece Bath

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Listing Presented By:



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