



## 1 A Block 13 Road Falcon Lake Manitoba

R29

**\$1,700,000**



R29//Falcon Lake/Built in 2021, this 3120 square foot 5 bed 3 bath cottage (2572 sq ft of finished space) is completely maintenance free. The exterior is a mix of CanExel & stone. Low profile lot, with excellent privacy on South Shore of Falcon Lake. Aluminum soffits/fascia/eaves/railings. The interior is a mix of drywall and pine. The bright modern kitchen features quartz counters, soft-closing white cabinetry, matching stainless steel appliances, and a large island with bar height seating. Luxury vinyl plank flooring throughout. Decking on lakeside of the cottage. Large 4-piece bathroom. Master bedroom which includes his and hers clothes closets, and custom 3-piece ensuite with tiled shower. This is the first cottage we have sold with an elevator, it is well-suited for elderly, handicapped, or anyone with accessibility considerations. Lower level features large family room with garden door access outside and nice view of the lake. Two lrg bedrooms w/ vinyl flooring. Large 3-piece bathroom. Rounding up the lower level is a massive mechanical/utility/laundry room with tons of room for storage. Double boathouse and docking at water. Single garage on property. Come view today and visit website for all video/pics/info! (id:6769)

**Thorsen Sigmar**

Lifestyles Real Estate Ltd.

Phone: (204) 250-6654



**RE/MAX Kelowna**  
100-1553 Harvey Avenue  
Kelowna, BC,  
Canada

