



## 536 Broadway St. La Riviere MB

\$99,900

Spacious 3 bedroom w/ 1.5 baths. Large bright kitchen originally fitted for wheelchair accessibility. 2 of 3 bedrooms and LR have hardwood floors. Addition has large dining room and 3rd bedroom. Main floor laundry in spacious 4 pce bathroom. 2 pce ensuite off the master bedroom. Treed lot, attached single garage. Extra Styrofoam insulation, vinyl siding and PVC windows, & C/A. Some appliances included AS IS. Municipal sewer, private well. Motivated seller!

Kitchen 12.4 x 19.7

Dining Room 8.9 x 14.4

Bedroom 8.9 x 14.4

2-Piece En Bath

Four-Piece Bath

Primary Bedroom 13.8 x 16.1

Bedroom 10.7 x 11.1

Living Room 16.9 x 18.8



**Rick Lussier**

Gables Realty

Phone: 204-822-3161

rick@gablesrealty.ca



**Gables Realty**

376 Stephen Street , Morden, MB,  
R6M 1T5

Phone: 204-822-3161

sandra@gablesrealty.ca