



# 19 Aspenwood Place Winnipeg

\$474,900

(Showings begin Wed feb 11, offers tuesday feb 17th) Rarely found, this 1350 square foot family home is well situated in a desirable cul-de-sac in the heart of beautiful North Kildonan! Walking distance to all levels of schools, parks, and shopping, 19 Aspenwood Place is a premium offering! It simply must be seen to be appreciated! This lovely 3 (+2) bed, 3 bathroom bungalow boasts myriad improvements and features! You are certain to love the modern open design as natural light gleams off beautiful hardwood floors, with spacious rooms complemented by classic design! The main level offers a massive living room and dining area, along with a lovely kitchen overlooking the backyard. Completing the main floor are 3 large bedrooms and 2 bathrooms. The fully finished lower level enjoys 2 additional rooms, 3pce bathroom, laundry & workshop room. Imagine relaxing with friends and family in the massive recreation room! Move-in ready, this wonderful property is completed by a landscaped yard, and a spacious double attached garage perfect for your vehicles, tools and toys! Don't miss your chance to come home to 19 Aspenwood Place!

Living Room 16 x 14'42  
Dining Room 9 x 14'42  
Eat-In Kitchen 17'42 x 10'58  
Primary Bedroom 15'25 x 13'50  
Three Piece Ensuite Bath  
Bedroom 11'60 x 9  
Bedroom 11'60 x 8

Four Piece Bath  
Recreation Room 27'42 x 15'42  
Bedroom 13 x 12'25  
Den 13 x 8'75  
Laundry Room 15'83 x 9  
Three Piece Bath  
Workshop 6'50 x 6'50

Listing Presented By:



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