



## 26 Stradford Street 1 Winnipeg

\$239,900

Showings Start Sat April 5th@12Pm. Offers Presented Mon April 7th @ 12pm, Open House April 5th@6th 12-4pm,\*\*WEEKEND SHOWINGS ONLY FROM 12-4PM\*\*Tenants work different hours from home and have children\*\* Discover this well-maintained and spacious 1110 sq/ft Townhouse style condo featuring 3 good size bedrooms, an updated kitchen, and a sizable yard and deck for summer gatherings. The finished basement offers endless possibilities for entertainment or a home office, along with a spacious laundry area for all your needs. This end unit condo includes newer bedroom windows (2020), upgraded patio door (2020), newer washer/dryer (2020) and a newer A/C system (2019). Current tenants, who would like to stay, are paying \$1,750 per month until Oct 2025. The owner hasn't raised the rent in 3 years, and the tenants have been notified of an upcoming rent increase. Located in a friendly community with plenty of visitors parking!! Gas/Electricity average \$225 per month. Pet friendly!

Primary Bedroom 12'95 x 10'25

Bedroom 13'75 x 8

Bedroom 10'33 x 9'35

Kitchen 8 x 8

Dining Room 14 x 7

Living Room 17'58 x 13'25

Recreation Room 16'67 x 16'25

Laundry Room 17'33 x 11'58

Four Piece Bath

Two Piece Bath

Listing Presented By:



Originally Listed by:  
Royal LePage Prime Real Estate

[andrewkerr@royalpage.ca](mailto:andrewkerr@royalpage.ca)



**Royal LePage Prime Real Estate**

1877 Henderson Highway ,  
Winnipeg, MB, R2G 1P4

Phone: (204) 797-7164  
[rickjansen@royalpage.ca](mailto:rickjansen@royalpage.ca)