



1051 Boyd Avenue Winnipeg

\$199,900

Nestled on a charming street lined with mature trees, this inviting 832 sq ft bungalow offers warmth, space, and practicality. Step inside to discover a bright, open-concept layout featuring a spacious living room and an inviting kitchen with dark cabinetry, tiled floors, and breakfast bar. The main level includes two generously sized bedrooms and a 4-piece bathroom. Downstairs, the finished basement adds even more living space with a large family room, an additional bedroom, a 3-piece bathroom combined with a laundry area, and ample storage. Ideally located near schools, public transit, shops, and restaurants. The side yard with fence, driveway and garage/carport (i.e. 1053 Boyd Avenue) is NOT included in the sale, and the garage/carport and fence from 1053 Boyd encroach significantly onto the subject property. Further information provided upon request.

Living Room 11'08 x 14'92

Kitchen 9'83 x 11'25

Primary Bedroom 10'83 x 12'58

Bedroom 9'25 x 11'83

Bedroom 7'17 x 13'33

Family Room 10'17 x 21'25

Four Piece Bath

Three Piece Bath

Listing Presented By:



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