



107 Hazel Avenue St Andrews

\$684,900

Offers July 27th. Welcome to 107 Hazel, a stunning custom-built home offering over 2,600 sq. ft. of thoughtfully designed living space on a beautifully treed and private 1.3-acre property, located on a quiet dead-end street. The bright, functional layout is perfect for everyday living and entertaining, featuring a spacious kitchen that flows seamlessly into the dining area and great room. The impressive primary suite serves as a private retreat with a large walk-in closet, spacious ensuite, and sitting area with access to its own balcony. The second floor also offers three additional bright bedrooms, providing plenty of space for a growing family. Quality craftsmanship is evident throughout, highlighted by geothermal heating and cooling, in-floor heat in both the basement and garage, a newly renovated basement washroom, and an electric vehicle charger. Outside, the expansive yard is surrounded by mature trees, creating a peaceful and private setting while still being conveniently located near schools, a community club, grocery shopping, and other everyday amenities. Enjoy the best of country living without sacrificing convenience in this exceptional family home.

Office 9'80 x 9'80

Kitchen 14'70 x 2'10

Living/Dining room 30'10 x 14

Laundry Room 6'70 x 7'50

Three Piece Bath 6'10 x 11

Recreation Room 21'60 x 12'50

Gym 17 x 9'30

Bedroom 15'10 x 10

Four Piece Bath 6'70 x 9'40

Bedroom 22'90 x 19'70

Bedroom 9'10 x 16'80

Primary Bedroom 19'40 x 15'90

Four Piece Ensuite Bath 9 x 11'30

Listing Presented By:



Originally Listed by:
Royal LePage Prime Real Estate

colinkiddell@royallepage.ca



Royal LePage Prime Real Estate

1877 Henderson Highway ,
Winnipeg, MB, R2G 1P4

Phone: (204) 797-7164
rickjansen@royallepage.ca