



108 Courland Bay Winnipeg

\$624,900

Showings start now - offers as received! Step into this immaculate cab-over home, offering a spacious and functional layout with 1,791 sq. ft., 5 generous bedrooms, and 3 full bathrooms - perfect for a growing family. The main floor welcomes you with a bright, open-concept living and dining area, leading into a well-appointed eat-in kitchen featuring stainless steel appliances, a pantry, and ample cupboard and counter space. Just off the kitchen is a cozy family room with an electric fireplace - a perfect spot to relax. Two bedrooms and a full bathroom are conveniently located on the main floor. Upstairs, the large primary suite includes a 4-piece ensuite and walk-in closet, offering privacy and comfort. The lower level expands your living space with two additional bedrooms, a full bath, a wet bar, a second kitchen, and a spacious recreation area - ideal for entertaining or multi-generational living. Outside, enjoy the well-maintained backyard, sunroom, and deck - a perfect oasis for summer enjoyment. Located close to parks, schools, and public transit, this move-in-ready home has it all. Don't miss out!

Family Room 15'50 x 12'90
Living Room 10'70 x 12'90
Eat-In Kitchen 16'90 x 12'20
Bedroom 10 x 14'75
Bedroom 10'30 x 13'10
Dining Room 10'20 x 15'60
Four Piece Bath

Four Piece Ensuite Bath
Primary Bedroom 14'50 x 18
Four Piece Bath
Bedroom 11'50 x 11'50
Recreation Room 23 x 27
Laundry Room 9'60 x 4'90

Listing Presented By:



Originally Listed by:
Royal LePage Prime Real Estate

mannybrar@royallepage.ca



Royal LePage Prime Real Estate

1877 Henderson Highway ,
Winnipeg, MB, R2G 1P4

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