



20 Marvin Garden Road St Clements

\$749,900

Offers as received | Just 10 minutes from the Winnipeg perimeter, this home offers the perfect balance of city access and quiet retreat. The drive down Henderson Highway, with river views and fall colors, sets the tone for relaxation before you even arrive. Located on Marvin Garden Road, far enough off Henderson for peace yet close enough for an easy commute, this property is highlighted by a large driveway with room for RVs, boats, ATVs and more. A triple attached garage and oversized 24' x 36' detached garage provide ideal storage. The backyard features a new deck for daily enjoyment and entertaining, plus a convenient dog run. Inside, updates include a custom kitchen, new flooring, staircase refresh and paint (2019/20), upgraded windows (2023) and a refreshed upper level with a stunning ensuite featuring a soaker tub, frosted glass shower and new vanity. The lower level offers two entertaining areas, a striking wet bar, renovated bathroom, and bonus storage. As a bonus, the sewer connection line has already been run for future switch-over, paired with a private well for the best of both worlds. Don't wait--book your showing today!

Kitchen 18 x 13

Dining Room 13'66 x 8'66

Family Room 14 x 12

Living Room 15 x 13'16

Two Piece Bath 4'83 x 4'91

Primary Bedroom 13'16 x 14'33

Four Piece Ensuite Bath 8'50 x 9'83

Bedroom 13 x 12'33

Bedroom 10'75 x 11

Four Piece Bath 8'91 x 5

Four Piece Bath 5'41 x 8'33

Listing Presented By:



Originally Listed by:
Royal LePage Prime Real Estate

tylerrobb@royallepage.ca



Royal LePage Prime Real Estate

1877 Henderson Highway ,
Winnipeg, MB, R2G 1P4

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