



## 287 Hazel Dell Avenue Winnipeg

\$449,899

BRAND NEW! Fully upgraded, stunning 1401 Sq Ft two storey home in desirable East Kildonan. This Move in ready home features open concept living with 3 bedrooms, 2.5 baths as well as 2 separate entrances and a spacious basement which awaits your personal touch! Master bedroom features his and hers walk in closets and full 4 piece ensuite bath. Main floor features 9 foot ceilings throughout, large modern kitchen with quartz counter tops, waterfall island as well as matching stone backsplash. UPGRADES UPGRADES UPGRADES! Quality finishes to be used throughout which include: Silent floor joists, H.E. furnace and HRV, 60 gallon hwt, Sump pump, PVC JeldWen windows and doors, led lighting throughout, upgraded flooring used throughout, Acrylic stucco on front exterior, Entertainment unit built in. Prime location just minutes away from Henderson Hwy and all amenities such as shopping, all levels of school and easy access to bus service. Home warranty included. Appliances negotiable. Call today to book a showing!

Living Room 10'58 x 13'50  
Dining Room 11 x 12  
Kitchen 13 x 12'50  
Two Piece Bath  
Primary Bedroom 11'50 x 12'25  
Four Piece Ensuite Bath

Walk-in Closet 4'25 x 4'25  
Walk-in Closet 3'67 x 5  
Bedroom 9 x 12  
Bedroom 9 x 9'75  
Laundry Room  
Four Piece Bath

Listing Presented By:



Originally Listed by:  
Royal LePage Prime Real Estate

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