



# 180 Beliveau Road 304 Winnipeg

\$184,900

Effortless living in the heart of St. Vital! Whether buying your first home or downsizing into a low-maintenance lifestyle, this well-kept 742 sq ft 1-bed, 1-bath condo delivers outstanding comfort and value. The ultimate perk? Rare heated underground parking--no more scraping frost or shoveling snow. Perched on the 3rd floor, the unit showcases rich flooring, a bright open-concept layout, and a modern kitchen equipped with stainless steel appliances, dark cabinetry, and mosaic tile backsplash. Step through sliding glass doors to relax on your private covered balcony with peaceful treetop views. The generous primary bedroom comfortably accommodates a king suite plus a home workstation. Enjoy smart laundry convenience with an in-suite Euro-style all-in-one washer/dryer, plus full-sized building laundry situated directly across the hall. Residents also enjoy a welcoming main-floor common room with a pool table, social seating, and an outdoor walk-out deck for entertaining larger groups. Perfectly located minutes from St. Vital Centre, dining, transit lines, and scenic parks. Move-in ready and packed with lifestyle perks--book your private showing today!

Kitchen 9'66 x 6'25

Dining Room 9'33 x 10'08

Living Room 14'50 x 14'66

Four Piece Bath 4'75 x 7'41

Primary Bedroom 13'50 x 10'66

Listing Presented By:



Originally Listed by:  
Royal LePage Prime Real Estate

[tylerrobb@royallepage.ca](mailto:tylerrobb@royallepage.ca)



**Royal LePage Prime Real Estate**

1877 Henderson Highway ,  
Winnipeg, MB, R2G 1P4

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