



34 Aquila Road Winnipeg

\$483,900

Offers Anytime!! Open House Sat at 12pm-2pm. Welcome to this 1-year-old home that shows like new, featuring premium upgrades, thoughtful design, and pride of ownership throughout. Ideally located in a desirable neighbourhood close to shopping, parks, & amenities, this home also offers bus service within the community and a new school opening soon. The bright, open-concept main floor features a spacious living room, dining area, and stylish kitchen w/ a well-appointed island, stainless steel LG appliances, quartz countertops, a pantry, and functional layout. A convenient 2-piece bathroom completes the main level. Upstairs, you'll find three generous bedrooms, including a spacious primary suite w/ a walk-in closet and private ensuite. Two additional bedrooms, a full bathroom, and a generous laundry room w/ a linen shelf complete the upper level. All main- and second-floor windows are fitted with blinds, upgraded light fixtures add a modern touch throughout, & central A/C for summer comfort. The insulated basement is ready for your finishing touches, while the insulated attached garage provides year-round convenience. Why wait to build when you can own a move-in-ready home that feels brand new?

Primary Bedroom 11'75 x 11'08

Eat-In Kitchen 12 x 19'08

Living Room 13 x 11

Bedroom 11'08 x 8'92

Bedroom 9'67 x 9'92

Three Piece Ensuite Bath

Four Piece Bath

Two Piece Bath

Listing Presented By:



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