



35 broadridge Bay Winnipeg

\$669,900

Showings start now. OFFERS ANYTIME. Welcome to this beautiful two-storey dwelling boasting nearly 2050 sqft of living space, features 4 bedrooms+3 bathrooms, move-in ready and *Separate SIDE ENTRY* to the basement. Stepping through the double door entry, your are welcomed to the open-to-below concept foyer leading to the spacious living room with abundance of natural light. Main floor features gorgeous kitchen with quartz countertops, formal dining space, stunning great room with entertainment unit, a bedroom with full washroom having tiled shower. Upstairs hosts Master bedroom with ensuite, 2 additional good size bedrooms,1 bathroom, laundry and decent size loft. Built by A & S builder, this house comes with Piled foundation, glass railing, main floor 9ft ceiling, quartz and many more upgrades. Located close to the recreation park, playgrounds, shopping centres and schools. Measurements +/- jogs. Shows A++. Your dream home awaits! Call to view!

Living Room 15'40 x 14'30
Dining Room 9'10 x 14'80
Kitchen 12'90 x 13'40
Bedroom 11'10 x 9'80
Three Piece Bath
Primary Bedroom 13'10 x 15'40
Bedroom 10'11 x 12'30

Bedroom 12'20 x 10'10
Loft 10'20 x 10'50
Laundry Room
Three Piece Bath
Four Piece Bath
Recreation Room

Listing Presented By:



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