



36 Dahlia Avenue Winnipeg

\$410,000

OFFERS AS RECEIVED. Welcome to 36 Dahlia. A beautifully remodelled 4 bdrm 1 bthrm bungalow tucked away on a quiet, family-friendly street. Step inside to luxury vinyl plank flooring seamlessly throughout ('24) with brick facing fireplace ready for electric insert & original crown moulding in the living room with triple pan pvc window letting in an abundance of natural light. Remodelled eat in kitchen consists of all new cabinetry, tile backsplash, plenty of counter space, dining area & all brand new SS appliances. 3 spacious main floor bdrms with ample closet space & remodelled 4 pc bathroom with deep soaker tub, custom tile tub surround & large vanity. Full high & dry basement with fresh new plush carpeting throughout. Basement consists of a rec room with wet bar, 4th bdrm, laundry room & loads of storage. Additional features & upgrades: Hi eff furnace & AC, PVC windows throughout the main floor('24), architectural shingles, eaves('24), 200 amp panel with new mass, single att carport that is easily converted to garage, south facing backyard with new 6' fence, 3 storage sheds, dbl gate for additional parking & plenty of room to add garage if desired. Turn key home ready for quick possession!

Living Room 16'10 x 12

Eat-In Kitchen 10'60 x 13'80

Primary Bedroom 11 x 12'50

Bedroom 11'10 x 8'80

Bedroom 10'50 x 11'40

Four Piece Bath 9 x 6'20

Recreation Room 21'30 x 28

Bedroom 12'60 x 11'70

Laundry Room 8'30 x 7'20

Storage Room 15'90 x 11'70

Listing Presented By:



Originally Listed by:
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