



## 382 Mountain Avenue Winnipeg

\$194,900

OPEN HOUSE SUNDAY JULY 6Th 2-4pm Offers as received. Welcome to this beautifully updated 2 1/2 -story home offering 5 bedrooms, 3 bathrooms, and impressive space inside and out. Perfectly situated on a deep south-facing lot in a central location, this property also features parking for up to 6 vehicles. The main floor invites you in with a bright and generous living room, a convenient main-floor bedroom, and a modern kitchen complete with stylish maple cabinetry. A large mudroom at the back provides plenty of space for storage and everyday functionality. Upstairs, you'll find two well-sized bedrooms and two baths (2pc & 4pc), offering privacy and comfort for the whole family. The third floor adds even more living space with two additional spacious bedrooms, while the partially finished basement includes a third bath and ample storage options. This home has seen several important upgrades over the years, including a newer roof and eaves, a high-efficiency furnace, updated plumbing, PVC windows, a 200-amp electrical panel, and a newer hot water tank. Move-in ready and filled with charm and updates, this centrally located home is a rare find under \$200,000. Book your showing today!

Mudroom 9'70 x 9'70

Kitchen 11'40 x 12'70

Living Room 12 x 13'40

Bedroom 13'40 x 9'40

Four Piece Bath 7 x 9'40

Bedroom 9'10 x 12'10

Bedroom 14 x 12'80

Laundry Room 5'11 x 6'50

Two Piece Bath 6'20 x 5'50

Bedroom 9'70 x 9'40

Bedroom 9'40 x 12'10

Two Piece Bath 4'11 x 4'50

Listing Presented By:



Originally Listed by:  
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