



## 42 Riga Cove Winnipeg

\$699,900

Offers as Received. Rarely available 1,856 sf Gino's built bungalow, situated on an ENORMOUS pie-shaped lot on a quiet cul-de-sac in Amber Trails. This home has a large front entrance that is surrounded by windows and beautiful tile flooring. The main living space has an open concept great rm plan with a formal dining rm at the front and HWF's that extend throughout most of the main floor. The eat-in kitchen has lots of maple cabinetry with a large peninsula, granite countertops, stainless steel appliances and backsplash. The adjoining family rm has lots of room for your furniture with built-in speakers, big windows and a stone covered gas fireplace. There are 2 bedrooms on the main floor with the primary being spacious in size with a large closet and a deluxe ensuite bathroom. Downstairs the bsmt is fully finished with a HUGE rec-room that is complete with a built-in theatre, standing bar nook and steel beam construction. There are also 2 additional bedrooms, 3rd full bath and den downstairs. The pie shaped back yard is absolutely ENORMOUS with a HUGE deck and permanent storage shed.

Living Room 26'20 x 18'30

Dining Room 16'11 x 10'90

Kitchen 12'70 x 13'80

Laundry Room 7'70 x 9'60

Bedroom 12 x 12'90

Primary Bedroom 12 x 20'60

Four Piece Ensuite Bath

Four Piece Bath

Recreation Room 16'40 x 30'10

Media Room 20'11 x 27'10

Four Piece Bath

Den 9'11 x 8

Bedroom 11'10 x 8'80

Bedroom 16 x 8'11

Listing Presented By:



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