



440 Helmsdale Avenue Winnipeg

\$349,900

Offers reviewed Tues Sept 9. ****OPEN HOUSE SAT SEPT 6: 2-4**** Don't miss this well loved and maintained bungalow for sale by long time owner. 'Eye catching' curb appeal, comes to mind when you drive up! Step in and let the journey begin... Notice the huge beautiful front window in the bright and spacious living room. Situated perfectly next to the living area, you find a formal dining space! The kitchen has been refreshed with stainless appliances and new paint plus even has enough room for a table and chairs! Head down the hall to check out the spacious primary suite with plenty of closet space. You also find 2 more bedrooms on the main level plus an updated washroom. Head downstairs to discover the possibilities! Currently there is a space which could be used as a rec-room and another as an office or bedroom (not egress). There is loads of storage space and a 3 pc washroom. Wait till you see the 'park like", completely fenced yard! Literally a dreamy space to enjoy being outside with a fire pit area and little pathways. There is an oversized single garage & extra parking. Updates include: A/C and HWT 2024. Many tri-pane windows 2019. Hi E furn and shingles 2017. Book your appointment today!

Living Room 15 x 11

Dining Room 8'80 x 8'10

Eat-In Kitchen 13'50 x 11'30

Primary Bedroom 12 x 11'10

Bedroom 11'10 x 7'90

Bedroom 11'90 x 8'80

Game Room 16'90 x 9'30

Recreation Room 24'10 x 14'40

Storage Room 11 x 4'50

Laundry Room 20'70 x 14'60

Three Piece Bath

Listing Presented By:



Originally Listed by:
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