



466 Garlies Street Winnipeg

\$249,900

Offers reviewed October 28th at 6:00pm. Welcome to 466 Garlies St, a solid, well-kept 1 1/2 -storey home offering a great mix of comfort and practicality. The main floor features a bright living area, functional kitchen, full bathroom, and a handy rear mudroom. Upstairs you'll find the primary bedroom with an adjoining office or flex space that's perfect for working from home. The finished basement adds even more living space with a second bedroom and a comfortable rec room. Updates include newer shingles, furnace, and hot water tank, plus central A/C for those warm summer days. Outside, you'll appreciate the fenced yard, single detached garage, and easy upkeep. Located close to schools, transit, and local amenities, this is a great opportunity for first-time buyers, downsizers, or investors looking for a move-in-ready home in a convenient Winnipeg neighbourhood.

Living Room 18'90 x 10'80

Kitchen 10'80 x 6

Four Piece Bath 10 x 6'40

Mudroom 7 x 6'50

Primary Bedroom 16 x 19

Recreation Room 22 x 8

Utility Room 11 x 3

Bedroom 10 x 9

Listing Presented By:



Originally Listed by:
Royal LePage Prime Real Estate

royce@royalpage.ca
<https://www.roycefinley.com/>



Royal LePage Prime Real Estate

1877 Henderson Highway ,
Winnipeg, MB, R2G 1P4

Phone: (204) 797-7164
rickjansen@royalpage.ca