



573 Lodge Avenue Winnipeg

\$389,900

Open house Sun Oct 26th 2-3:30. Offers Tue Oct 28th. Cute & cozy 1178 sqft 3 bdrm + den 2 full bthrm bungalow w/24x22 double detached garage. Step inside the plush carpeting throughout the L shaped living rm/dining rm (hardwoods under carpet) w/ large south facing window bringing in an abundance on natural light. Formal dining is open to the remodelled eat in kitchen featuring plenty of counter & cabinet space, pull out pantry, tile backsplash, breakfast bar w/ seating for 2 & all appliances incl. 3 spacious main floor bdrms w/ ample closet space & remodelled 4 pc bathroom w/ large vanity, deep soaker jetted tub & bath fitters tub surround. Fully finished basement offers rec room w/ pot lighting & roughed in plumbing for wet bar, den w/ walk in closet & gas fireplace, 3 piece bathroom & plenty of storage. Fully fenced backyard consists of 16 x 20 patio w/ gazebo, storage shed, concrete parking pad, double detached garage that is fully insulated & drywalled with 220 plug. Additional features & upgrades: Hi eff furnace("22), architectural shingles, aluminum soffit & fascia, PVC wndws throughout the main floor, GE washer/dryer("23), central air, walking distance to schools, parks & public transportation.

Living Room 11'60 x 18'40

Dining Room 9 x 10'70

Eat-In Kitchen 11'40 x 13'50

Primary Bedroom 11'80 x 11'90

Bedroom 11'90 x 9

Bedroom 9'10 x 13

Four Piece Bath 7'30 x 6'90

Recreation Room 10'80 x 19'40

Game Room 12'40 x 18'80

Three Piece Bath 4'50 x 7'70

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