



300 Roslyn Road 6F Winnipeg

\$159,900

Experience waterfront living in the heart of Osborne Village! This bright and inviting 1 bed, and 4 piece bath condo at 300 Roslyn Road offers a perfect blend of comfort and convenience. Perfectly situated in one of Winnipeg's most vibrant neighborhoods, this pet-friendly home has a spacious layout featuring classic parquet flooring and a galley-style kitchen, dishwasher and plenty of storage. The large primary bedroom provides ample closet space, while the private, west-facing enclosed balcony is the perfect spot to unwind and take in captivating treetop and Assiniboine river views, with tinted windows that open for fresh air. The unit features central air conditioning and forced-air heating for year-round comfort. Residents enjoy two outdoor salted pools, peaceful green spaces, and parking monthly fees range from heated indoor (\$80/month), covered outside (\$48/month), outside (\$40/month). The building is well managed with a large reserve fund, and condo fees include utilities, maintenance, and amenities. Steps from Osborne Village's shops, restaurants, and nightlife, with an easy commute to downtown. Ideal for first-time buyers or investors--don't miss this opportunity! Book your appointment today!

Living Room 18'75 x 11'08

Primary Bedroom 12'50 x 10'50

Dining Room 8'33 x 7'25

Four Piece Bath

Kitchen 8'70 x 7'20

Listing Presented By:



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