



79 Birchwood Road Hillside Beach

\$304,900

Offers as received. Welcome to Hillside Beach! This well maintained cottage with lakeview is located in a quiet, family-friendly neighborhood just a 5-minute walk from the beach. It features 2 bedrooms and 1 bathroom with a spacious open-concept layout perfect for relaxing or entertaining. The large screened veranda offers a comfortable space to enjoy the outdoors without the bugs and overlooks beautifully landscaped perennial gardens. The property includes a fully operational workshop, perfect for the handyman in the family. A separate fully insulated bunkie comfortably sleeps six, providing ample space for guests. This cottage is completely turnkey and ready to enjoy, just bring your groceries. The roof was redone in 2015. The property includes a 100 ft deep well, a 1200 gallon septic tank, and a grey water system. Enjoy easy access to nearby quadding and snowmobiling trails. Room for everyone and everything you need for four-season fun at the lake!

Kitchen 10'80 x 10'90

Living Room 16 x 10'80

Other 8'10 x 11'02

Sunroom 13'80 x 13'30

Foyer 6'60 x 16'40

Bedroom 9'50 x 7'20

Primary Bedroom 10'10 x 13'30

Three Piece Bath 9'90 x 7'20

Listing Presented By:



Originally Listed by:
Royal LePage Prime Real Estate

terry.w.mcpherson@gmail.com



Royal LePage Prime Real Estate

1877 Henderson Highway ,
Winnipeg, MB, R2G 1P4

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