



88 Eb Claydon Road Winnipeg

\$589,900

SS Wed Apr 29. Offers Wed May 6. Welcome to this custom-built bungalow on a quiet cul-de-sac in sought-after River Park South. This home has been exceptionally well maintained by the original owners & showcases quality finishes throughout starting with the beautiful curb appeal of Hardie Board / stone exterior & large front porch. The main floor features cherry hardwood flooring, 9 ft ceilings, & a bright, open living space perfect for everyday living & entertaining. The primary bedroom has a walk-in closet, 3-piece ensuite, and private door to deck. The second main floor bedroom has its own walk-in closet. A convenient main floor laundry room, 4-piece bath, & tons of closet space complete the main level. The fully finished basement expands your living space with a large rec room, two additional bedrooms (one with a walk-in closet), a 4-piece bath, & a dedicated utility / storage area. The heated & insulated garage boasts impressive 11' 7" ceilings! Step outside to a beautifully landscaped, fenced south-facing backyard featuring a deck, hot tub, stamped concrete patio with gazebo, plenty of mature trees, raised flower bed and open skies (no rear neighbour). Call for a showing today!

Living Room 13'42 x 13'42
Kitchen 11'08 x 13'42
Dining Room 13'25 x 14'58
Primary Bedroom 13'25 x 13
Bedroom 9'92 x 9'42
Recreation Room 26 x 16'50

Bedroom 12'50 x 13'17
Bedroom 11'58 x 10'08
Storage Room 11'75 x 15'50
Four Piece Bath
Three Piece Ensuite Bath
Four Piece Bath

Listing Presented By:



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