



938 Talbot Avenue Winnipeg

\$329,900

Welcome to this charming 900 sf home, thoughtfully updated with modern touches throughout. The bright, open main floor features an inviting living room with a large picture window, seamlessly connected to the kitchen, perfect for everyday living and entertaining. The kitchen offers sleek grey cabinetry, stainless steel appliances, and ample counter space. The main level is complete with a spacious primary bedroom and a four-piece bathroom. Upstairs, you'll find two comfortable bedrooms, quietly tucked away from the main living area. The fully finished basement adds additional living space with a versatile family room, office/den, along with a three-piece bathroom, laundry/mechanical room, and convenient under-stair storage. Situated on a generously sized lot, this property features a fully fenced backyard with a deck, shed, additional tarp-covered storage, and a parking pad with a sliding gate. Conveniently located on a bus route and close to parks, playgrounds, schools, shopping, restaurants, and more.

Living Room 16 x 11'66

Kitchen 7'56 x 13'94

Primary Bedroom 11 x 9'92

Bedroom 9'33 x 11'67

Bedroom 12'25 x 9'33

Family Room 14'08 x 14'42

Laundry Room 25'50 x 7

Den 11 x 7'21

Four Piece Bath

Three Piece Bath

Listing Presented By:



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