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## Description

OTP 6/24. Welcome to this spacious, well-maintained 2-storey home in North Kildonan, offering 2638 sqft of comfortable living space. Featuring 3 beds, 2 full baths, and 2 half baths, this home is designed to accommodate growing families and effortless entertaining. A welcoming front entrance opens to bright living+dining areas, complete with a convenient coat closet and beautiful hardwood flooring. The functional kitchen features an island with a cooktop and provides direct access to the deck, making indoor-outdoor entertaining a breeze. Adjacent to the kitchen, the family room overlooks the maturely treed backyard, creating a warm inviting space to relax. Upstairs, the spacious primary suite offers a unique reading/dressing area that leads to a private 3pc ensuite, creating a comfortable retreat. The finished basement offers valuable additional living space, ideal for a recreation room, gym, or play area. Completing the home is a double attached garage and a beautifully treed yard that provides privacy and a peaceful setting. Ideally located close to

schools, parks, shopping, and dining, this gem combines space, comfort, and convenience in a sought-after neighbourhood. Pics 27-28 are dig. staged

\$649,900.00

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3Bedrooms

4.00Bath

2638SqFt

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