



24 Grayling Pl. - \$519,900.00

3 + 2 Bedroom - Raised Bungalow

Westwood Area - 6/50058

*Custom built executive home on a quiet cul-de-sac!
Immaculate and loaded with amenities!*

*Open concept kitchen, living and dining room make this a great space for
entertaining family and friends!*



Kitchen - Big, beautiful kitchen with plenty of maple cabinets with glass tile backsplash. Large island counter provides tons of extra counter top space. Pantry. Quality stainless steel appliances including a built-in dishwasher and over the range microwave. Open to the dining area with garden doors to the raised wooden deck.

Living Room - Bright and spacious with large windows and laminate flooring. Custom TV/fireplace unit.

Bedrooms - 3 bedrooms on the main floor with wall to wall carpet. Master bedroom features a walk-in closet and a 5 piece ensuite with his and her sinks. 2nd and 3rd bedrooms are good size with double closets.

Bathrooms - 4 piece main bathroom with antiqued white vanity and Boeing tub. 4 piece bath down has a large vanity and Boeing tub.



Lower Level - Fully developed lower level. Large rec room area with wall to wall carpet, large windows and suspended ceiling. 4th and 5th bedrooms are good size with wall to wall carpet. Laundry room with front loading washer and dryer.

Yard - Yard is partially fenced and nicely landscaped. The 2 tiered deck is great for summer entertaining! Play structure. Shed. Double concrete driveway.

Garage - Double attached garage is insulated and wired with in-floor heat. Direct access to the house. Electric door openers.



Extras - Very well maintained home! Composite exterior and PVC windows. 60 gallon hot water tank. HRV. Central air. 2" x 6" construction.

Age: 2011

Lot Size: Irregular (8,512.47 sq ft)

House Size: 1,450 sq ft

Taxes: \$8,672.31 Gross 2020 (Net \$7,972.31)

Hydro: EFA

Possession: TBA



RE/MAX THOMPSON

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55 Selkirk Avenue
Thompson, MB R8N 0M5
Bus. 204-778-6303 Fax. 204-778-5652
Website: www.remaxthompson.mb.ca

This information, although believed to be accurate,
is not warranted to be so.

