



Nordmark Realty (1985) Ltd.

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www.flinflonrealestate.com

210 Roche Blvd. Flin Flon, MB

STYLE: Raised Bungalow 1280 S.F Main & 1020 Lower Level	LOT: 60 f. X 125 f. Backing on Green Belt
AGE: 1990	HEAT TYPE: Electric Forced Air
BEDROOMS: 3 BATHROOMS: 3	UTILITIES: 200 Amp Service. 60 Gal. Hot Water
GARAGE: Attached Double - Heated	HYDRO COSTS: \$238.00/ Month (12 Month Ave.
TAXES: \$4707.13 (Net 2017)	LIST PRICE: \$309,000.00

MAIN:	LOWER:	EXTRAS:
<ul style="list-style-type: none"> • Living Room • Dining Room • Kitchen • Master suite • Bedroom 2 • 4 Piece bathroom 	<ul style="list-style-type: none"> • Main Entryway • Family Room • 3ce Bathroom • Laundry Room • 3rd Bedroom • 4th Bedroom/Office 	<ul style="list-style-type: none"> • Fridge • Stove • Microwave • Dishwasher • Clothes Washer • Clothes Dryer

REMARKS: A very spacious family home located at the end of a quiet street. The main entryway at the lower level leads you up to the main floor featuring a large sunken living room opening into the dining room with patio doors to the large west facing sun deck. The nicely appointed kitchen boasts beautiful kitchen cabinets and windows looking out to the back yard. A hallway leads to the master suite complete with a 3 piece bath with shower and a walk-in closet. Bedroom 2 and a lovely 4 piece bathroom with a ceramic tile floor completes the main level.

The lower level includes a spacious entryway with inside access to the double attached garage, plus a large family room and a 3 piece bath with shower. Bedroom 3, bedroom 4/office and the laundry room with access to the backyard patio completes the lower level.

Del Ward cell: **204-271-4114**

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