



Nordmark Realty (1985) Ltd.

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www.flinflonrealestate.com

#26 West Blondies Beach, Bakers Narrows Provincial Park MB

STYLE: Bungalow on cribbing 903 S.F approx	LOT: 154.2'x115.25'x150'x78.5' approx
	HEAT TYPE: Electric Baseboards and Wood Stove
BEDROOMS: 1 BATHROOMS: 1	UTILITIES: 200A service
GARAGE: N/A	HYDRO COSTS: 103.70 per mo/ 12 Mo Average
	LIST PRICE: \$135,000

MAIN: <ul style="list-style-type: none"> • Large Closeted Porch/Entrance • Kitchen • Dining Room • Laundry • Master Bedroom <ul style="list-style-type: none"> ○ Walk in closet w/ laundry • Den/Living Room <ul style="list-style-type: none"> ○ Patio Doors to screen room. 	EXTRAS: <ul style="list-style-type: none"> • Guest Cabin • Shed • Tin Roof on main Cabin • Asphalt Shingles Guest Cabin • Renovations throughout <ul style="list-style-type: none"> ○ Vinyl flooring ○ Drywall/paint ○ Light Fixtures ○ Woodstove
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REMARKS: A four season getaway on a leased lot in Bakers Narrows Provincial Park. This back tier cabin is cozy and quiet on the west side of Blondies Beach Road. Vinyl siding and a tin roof help to keep the maintenance costs down. Your summer guests will find great accommodations in a separate cabin on the property. Walking into the main cabin from the back of the property, you will enter a bright and roomy porch with cabinets for your gear. Past the porch brings you to the kitchen area on your left, U-shaped with vinyl floor and laminate countertops. To the right is the dining room with a beautiful wood stove to supplement the electric baseboard heat. Off the dining room is the master bedroom, laundry and three piece bathroom with a shower. Completing the main level is the large Den/Living room area, with bright windows and wood accents. Not to worry about the bugs that bite, the patio doors from the Den lead to covered screen room. You also get a shed to store the seasonal tools and equipment. Don't miss out on the laid back lifestyle. Make an appointment for a viewing today and enjoy life in the Park.

Del Ward cell: **204-271-4114** Chad Plamondon cell: **204-271-2729**

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