



Nordmark Realty (1985) Ltd.

116 Main Street Flin Flon Manitoba, R8A 1K1 Ph: 204-271-4114

www.flinflonrealestate.com

342 Centennial Cresc. Flin Flon, MB

STYLE: Raised Bungalow	LOT SIZE: 110f x 125f
AGE: 1979	HEAT TYPE: Electric Forced Air
BEDROOMS: 3 BATHROOMS: 3	UTILITIES: 200 Amp Service
GARAGE: 24f X 32f Attached	HYDRO COSTS:\$280.00/Month EPP
TAXES: \$4536.18 (2020)	LIST PRICE: \$225,000.00

***All measurements are approximate and should be verified by the buyer, if accurate measurement is important to a buying decision.**

MAIN:	LOWER:	EXTRAS:
<ul style="list-style-type: none"> • Living Room • Dining Room • Kitchen (Pantry) • Family Room • Master Bedroom - 3 Pce. Ensuite • 4 Piece Bathroom • Bedrooms 2 & 3 	<ul style="list-style-type: none"> • Rec Room • 3 Piece Bathroom • Laundry • Storage • Access to Attached Garage 	<ul style="list-style-type: none"> • Fridge • Stove • Dishwasher • Clothes Washer • Clothes Dryer • 12f X 24f Garden Shed

REMARKS: This south facing 1700 sq.ft. family home is located on a 110'x 125' lot, on a quiet crescent, close to an elementary school and park. The front entry opens to a living room with wood fireplace. Oak hardwood flooring runs through most of the main floor. The u shaped kitchen features oak cabinetry and a large pantry. The family room with built in bookshelves accesses the 16' X 20' private 2nd floor deck with custom wrought iron railings. The master bedroom also has deck access and a 3 piece ensuite. The main floor is completed with bedroom 2 & 3 and a full 4 piece bathroom. The basement is partially finished with a rec. room, 3 piece bathroom and direct access to the attached insulated & finished garage. Tons of storage! The construction of this house features double 2'x4' walls so no cold spots on exterior wall and 9f ceilings. Improvements include sealed units being replaced in all main level windows excepting the master bedroom, new exterior doors, excepting the patio door and the furnace being replaced about 6 years ago.

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

NORDMARK REALTY (1985) Ltd. 116 Main Street Flin Flon

nordmark@mymts.net



Nordmark Realty (1985) Ltd.

116 Main Street Flin Flon Manitoba, R8A 1K1 Ph: 204-271-4114

www.flinflonrealestate.com

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

**NORDMARK REALTY (1985) Ltd. 116 Main Street Flin Flon
nordmark@mymts.net**