



# Nordmark Realty (1985) Ltd.

116 Main Street Flin Flon Manitoba, R8A 1K1 Ph: 204-687-6324 Fax: 204-687-6325

[www.flinflonrealestate.com](http://www.flinflonrealestate.com)

## 529A South Hudson St, Street, Flin Flon, SK

<b>STYLE:</b> 1&½ Storey	<b>832 S.F approx</b>	<b>LOT:</b> 40' X 120'
<b>AGE:</b> 1950/1976		<b>HEAT TYPE:</b> Electric Forced Air
<b>BEDROOMS:</b> 3	<b>BATHROOMS:</b> 2	<b>UTILITIES:</b> 200 Amp
<b>GARAGE:</b> N/A		<b>HYDRO COSTS:</b> \$220.00/Mon. Equal Pmt. Plan
<b>TAXES:</b> \$ 3200.00/Yr. (To Be Verified)		<b>LIST PRICE:</b> \$134,900.00

<b>MAIN:</b> <ul style="list-style-type: none"> <li>• Porch/Entryway</li> <li>• Kitchen</li> <li>• Living room</li> <li>• Dining Room</li> <li>• 4 Piece Bathroom</li> </ul>	<b>UPPER:</b> <ul style="list-style-type: none"> <li>• Master Bedroom</li> <li>• Bedroom 2</li> <li>• 2 Piece Powder Room</li> </ul>	<b>LOWER:</b> <ul style="list-style-type: none"> <li>• Bedroom 3</li> <li>• Office/Bedroom 4</li> <li>• Laundry/Utility Room</li> </ul>
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**REMARKS:** This very well maintained and beautifully decorated family home on the Sask. side of Flin Flon is located beside a park and skating rink and is close to shopping and school. The side entry takes you to a huge kitchen with plenty of cupboard and countertop space. Patio doors of the kitchen open to a large and private deck complete with gazebo (included). The main level is completed with a large living room, a large dining room and a nicely appointed four piece bathroom. The upper level features a lovely master bedroom, a large second bedroom and a two piece powder room. The lower level consists of a third bedroom, an office/4th bedroom and a laundry/utility room. Recent upgrades include new kitchen cabinets, paint and backsplash and freshly painted exterior & decks. Fridge, stove & dishwasher are included.

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

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ph:204-687-6324 fax:204-687-6325 nordmark@mymts.net