

168 7th Avenue SE

Tuelon, MB

\$264,900 | 2 BEDS | 1 BATH | 1,120 SQFT | LOT SIZE: 115' x 195'

Perfect First Home with Potential to Shine!



alyciadawson@remaxinterlake.ca | 204-461-3225 | www.remaxinterlake.ca

This charming 2-bedroom, 1-bath bungalow offers the perfect opportunity for the first-time home buyer or anyone looking to add their personal touch. With solid bones and over 1,100 sqft of living space, this home features bright and spacious rooms throughout. The large 115 x 195 ft lot provides plenty of space for gardening, outdoor living, or future expansion. A single detached garage adds convenience, and included appliances make moving in easy. Located close to local amenities, schools, and shopping—this is a home with great potential in a desirable area. Make it your own and start building equity today!

INCLUSIONS

- Refrigerator
- Stove
- Freezer
- Washer
- Dryer
- Window Coverings

SPECIFICATIONS

- Style: Bungalow
- Age: Older
- Gross Taxes: \$2,442.33

MEASUREMENTS

Kitchen: 14.42 x 11.00

Dining Room: 8.75 x 12.00

Living Room: 19.25 x 11.08

Main Bathroom: 4 Piece

Primary Bedroom: 10.58 x 12.50

Bedroom #2: 10.00 x 10.50

Rec. Room: 11.33 x 21.42

Hobby Room: 10.33 x 12.25

FEATURES

- Baseboard Electric Heat
- Sump Pump
- 200 Amp Electrical Panel
- 30 Gallon Electric Hot Water Tank
- Water Softener
- Wood Siding
- Asphalt Shingles
- Aluminum Soffits & Fascia
- Wood Framed Windows
- Partially Finished Basement
- Concrete Foundation
- Well Water
- Community Sewer
- 15' x 24' Single Detached Garage (Unheated)
- Property is Landscaped

