



6 Willow Lane

Stonewall, MB

\$559,900 | 3+ BEDS | 3 BATHS | 1,670 SQFT | LOT SIZE: 75' x 162'

Room to Grow in a Location You'll Love



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Tucked into a quiet, mature cul-de-sac just blocks from schools and a short walk to downtown, this spacious home is perfect for a growing family.

Featuring 6 bedrooms, 3 full baths, and a bright, open layout with a large kitchen, quartz countertops, built-in cooktop, and double ovens.

Enjoy a fully finished basement, 3-season sunroom, and deck overlooking a generous 75' x 162' fenced yard.

Complete with a paved driveway and 24 x 24 insulated attached garage.

A home with the space your family has been waiting for.

INCLUSIONS

- Refrigerator
- Built-in Cooktop
- Double Convection Ovens
- Dishwasher
- Washer
- Dryer
- Water Softener
- Central Vacuum & Attachment(s)
- Window Coverings
- Blinds
- Reverse Osmosis (2 Yrs)
- Garage Door Opener(s) + Remote(s) (1 Yr)

SPECIFICATIONS

- Style: Bungalow
- Built: 1980
- Gross Taxes: \$4,873.84

MEASUREMENTS ——— MAIN FLOOR

Kitchen: 11.67 x 14.67

- Tile Flooring
- Large Undermount Sink
- Pantry
- Quartz Countertops
- Tile Backsplash
- Built-in Cook-Top & Double Convection Ovens

Dining Room: 16.67 x 9.83

- Oak Hardwood Flooring
- Garden Doors to 3 Season Sunroom

Living Room: 27.08 x 13.67

- Wall-to-Wall Carpet Flooring
- Gas Fireplace
- Large Bay Window Facing West

Bathroom: 11.00 x 6.92

- 4 Piece
- Tile Flooring
- 5' Quartz Vanity

Primary Bedroom: 14.25 x 13.42

- Wall-to-Wall Carpet Flooring
- East Facing Window Overlooking Back Yard
- Double Closet

Ensuite Bathroom: 7.83 x 6.83

- 3 Piece
- Tile Flooring
- 6'x3' Ceramic Tile Shower w/ Body Jets, Seat & Dual Shower Heads

Bedroom 2: 13.83 x 11.00

- Vinyl Plank Flooring
- Double Closet

Bedroom 3: 11.00 x 9.17

- Vinyl Plank Flooring
- Double Closet

3 Season Sunroom: 12.08 x 14.17

- Indoor/Outdoor Carpet
- Door to Deck
- Garden Doors to Dining Room

————— BASEMENT

Bedroom 4: 14.58 x 10.00

- Wall-to-Wall Carpet Flooring
- Double Closet
- Non-Egress Window

Bedroom 5: 14.58 x 11.75

- Wall-to-Wall Carpet Flooring
- Double Closet
- Non-Egress Window

Bedroom 6: 10.50 x 10.17

- Wall-to-Wall Carpet Flooring
- Double Closet
- Non-Egress Window

Laundry Room: 14.67 x 5.67

- Wall-to-Wall Carpet Flooring
- Laundry Sink

Rec. Room: 17.00 x 14.25

- Wall-to-Wall Carpet Flooring
- Suspended Ceiling w/ LED Pot Lights

Bathroom: 8.17 x 6.42

- Tile Flooring
- 6' Ceramic Tile Shower w/ Seat, Body Jets & Dual Shower Heads

Utility Room: 14.67 x 10.67

- Concrete Floor

Storage Room: 16.83 x 7.83

- Wall-to-Wall Carpet Flooring

FEATURES

- York High Efficiency Forced Air Natural Gas Furnace
- Central Air Conditioning
- Sump Pump
- 100 Amp Electrical Panel
- Two 60 Gallon Electric Hot Water Tanks
- Reverse Osmosis Water System (2 Years Old)
- Central Vacuum
- Stucco & Brick Exterior
- Asphalt Shingles
- Aluminum Soffits & Fascia
- PVC Windows
- Fully Finished Basement
- Concrete Foundation
- Community Water & Sewer
- BellMTS Fiber High Speed Internet
- Hardwood, Carpet, Vinyl Plank & Ceramic Tile Flooring
- Gas Fireplace
- 24' x 24' Double Attached Garage
 - Insulated
 - Drywall
 - Garage Door Openers & Remotes (1 Year Old)
- Property is Landscaped w/ 12' x 12' Deck (Has Nat. Gas BBQ Outlet) & Roman Paver Patio Stone
- 3 Season Sunroom
- Back Yard is Fully Fenced with Chainlink + Vehicle Gate North of Garage
- 8' x 10' Shed