

92 Daisy Avenue

Gunton, MB

\$429,900 | 4 BEDS | 2.5 BATHS | 1,500 SQ FT | LOT SIZE: 254' x 120'

Room to Play & Grow with In-Town Convenience



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This immaculate 1500 sqft, 4 bedroom raised bungalow offers an airy open plan with vaulted ceilings, super-sized kitchen, primary bedroom w/ private deck/balcony & 2-person jet spa, massive basement w/ 9ft ceilings and top quality construction throughout.

The 254'x120' lot {.75 Acre} has a 46' x 120' lot that could be sold off and features a large garden area as well, tons of parking and a 24'x32' heated and insulated garage w/ 100 amp electrical panel.

Furnace upgrades & new HRV in 2023. This is a very rare package! Call today to setup your own private tour!

INCLUSIONS

- Refrigerator
- Stove
- Dishwasher
- Microwave
- Washer
- Dryer
- Roughed-in Central Vacuum
- Window Coverings
- Blinds
- Garage Door Opener & Remote(s)

SPECIFICATIONS

- Style: Raised Bungalow
- Age: 2006
- Gross Taxes: \$2,792.02 (2024)

MEASUREMENTS ————— MAIN FLOOR —————

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|---------------------------------------|---------------------------------------|-----------------------------------|
| <u>Kitchen: 14.33 x 10.75</u> | <u>Dining Room: 14.42 x 11.83</u> | <u>Living Room: 24.33 x 14.33</u> |
| <u>Primary Bedroom: 14.00 x 13.92</u> | <u>Ensuite Bathroom: 11.08 x 6.43</u> | <u>Bedroom #2: 10.33 x 8.83</u> |
| <u>Bedroom #3: 10.33 x 9.08</u> | <u>Main Bath: 4 Piece</u> | <u>Bathroom: 2 Piece</u> |
| <u>Laundry Room: 8.50 x 5.33</u> | | |

————— BASEMENT —————

- Bedroom #4: 16.00 x 10.00

FEATURES

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| <ul style="list-style-type: none">• Forced Air Electric Furnace• H.R.V. (New in 2023)• Sump Pump• 200 Amp Electrical Panel• Central A/C• 60 Gallon Electric Hot Water Tank• Roughed-in Central Vacuum• Stucco & Vinyl Exterior Finish• Metal Roof• Aluminum Soffits & Fascia• PVC Windows• Full Partially Finished Basement• Concrete Foundation | <ul style="list-style-type: none">• Community Water + Active Well Water for Yard & Garden• Community Sewer• High Speed Internet• Hardwood & Vinyl Flooring Throughout• 24' x 32' Double Detached Garage<ul style="list-style-type: none">◦ Insulated◦ Vapour Barrier◦ Heated• 12' x 10' Front Porch• 10' x 12' Primary Bedroom Private Balcony |
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