

23 Peacock Place

*Welcome
to*



About This 1100 Square Foot Home in Waverley Heights!

You've checked out the rest, but have held out for the best? We think you'll find it here at 23 Peacock Place in Waverley Heights! Welcome to this wonderful 1100 SF 5 bed/2 bath family home well located on a quiet cul-de-sac, near parks, all levels of schools, UofM, shopping, transit & more. This home has a LOT to offer! Starting w/great curb appeal & landscaping. A mostly maintenance-free exterior boasts vinyl siding/stucco, aluminum soffits, many updated windows, & more. The large, accommodating driveway will surely please, along with a single attached garage! Inside, the welcoming foyer will greet you into an open concept LR/DR, all overlooked by an updated kitchen providing ample cabinetry, a centre island & newer stainless steel appliances! An updated 4 pce bathroom, spacious primary bedroom & 2 secondary bedrooms complete the main floor. The lower level is fully finished w/a large cozy rec-room, boasting gas fireplace & bar/counter space, ample storage rooms, 2 additional bedrooms, a 4 pce bathroom, & laundry room. The fenced backyard is an oasis you'll love! Featuring an INGROUND POOL, pool house, deck & garden space. UPDATES over the years: Hi-eff furnace, HWT, shingles ++

Features About This Perfectly Updated Home:

- 5 bedrooms, 2 bathrooms
- Attached garage
- Updates including shingles, HWT, furnace, interior/exterior, and much more.
- Finished rec-room
- Amazing front and back yard - with your own oasis and INGROUND SWIMMING POOL!



Shawn Sommers
204.818.0707
www.ShawnSommers.com



**Shawn Sommers Personal
Real Estate Corporation**

All information is deemed to be valid but is not guaranteed. Buyer to do their own due diligence.