



***Welcome***

**12 Scott Bay, Muenster**

**Asking \$449,000.00**

**MLS# SK034098**

- \* **Legal Description:** Lot 12, Blk 20, PL 102064014, Ext 0
  - \* **Style:** Bungalow
  - \* **Size:** 1,342 sq ft
  - \* **Taxes:** \$3,515/2025
  - \* **Lot size:** 75 x 148
  - \* **Age:** 2013

**Quiet Cul-De-Sac**

**Address: 12 Scott Bay, Muenster**

**Price: \$449,000.00**

## **MAIN FLOOR**

**Foyer** 8.11 x 6.5

- \* Vinyl plank

**Kitchen/Dining** 20.5 x 13.3

- \* Vinyl plank

**Living Room** 15.8 x 16

- \* Vinyl plank

**Laundry** 6.1 x 5.6

- \* Vinyl plank

**Primary Bedroom** 17.6 x 12

- \* Vinyl plank

**Bath** 7 x 6.5

- \* 3 Piece ensuite

- \* Vinyl plank

**Bedroom** 10.9 x 9.10

- \* Vinyl plank

**Bedroom** 10.11 x 10.2

- \* Vinyl plank

**Bath** 8.5 x 4.11

- \* 4 Piece

- \* Vinyl plank

## **Basement**

**Family Room** 28.5 x 15.9

- \* Carpet

**Bedroom** 11.7 x 11.6

- \* Carpet

**Bedroom** 14.1 x 12.5

- \* Carpet

**Utility** 14.2 x 13.10

- \* Concrete

**Bath** 6.11 x 5.7

- \* 3 Piece

- \* Linoleum

## **Garage**

- \* Double attached garage 24 x 24

- \* N/G heater

- \* Garage door opener

- \* Double concrete driveway

- \* RV parking

## **Appliances**

- \* Fridge

- \* Stove

- \* Washer

- \* Dryer

- \* BI dishwasher

- \* Microwave hood fan

- \* Freezer

## **Yard**

- \* 2 tier deck

- \* Kids play area with rubber mulch

- \* Firepit

- \* Lawn front & back

- \* Fenced

- \* Shed

## **Features**

- \* Central air

- \* Air exchanger

- \* Central vac

- \* Alarm system

- \* Electric fireplace

- \* Stainless ssteel appliances

- \* Laminate countertops

- \* Open concept

- \* N/G BBQ hookup