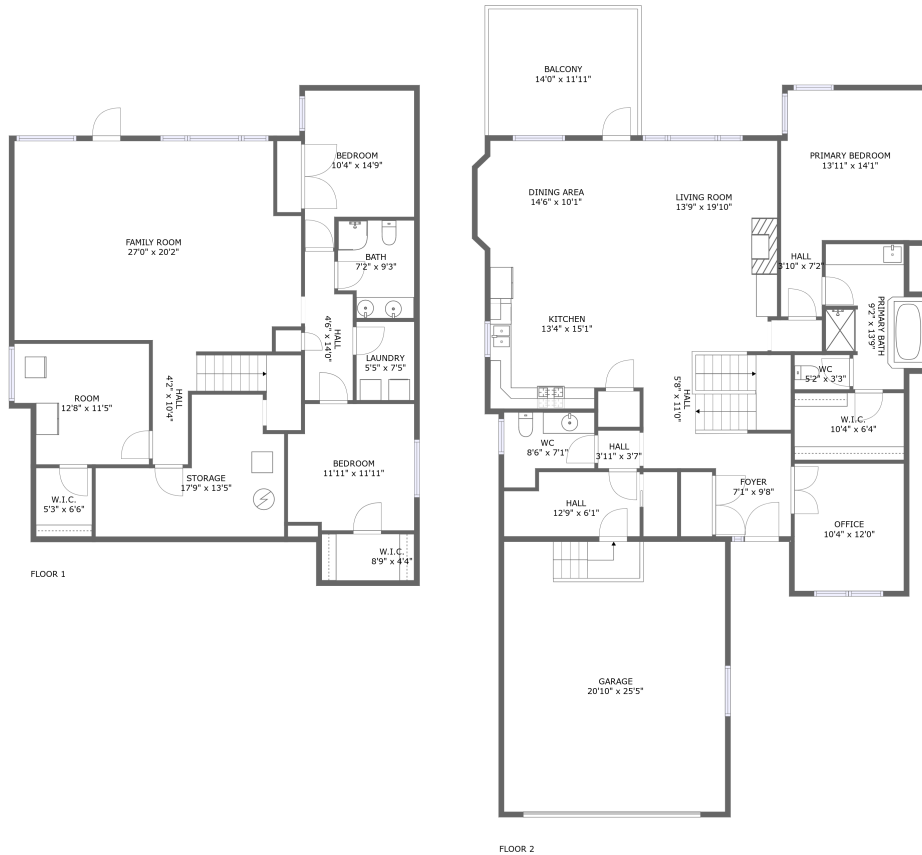


28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

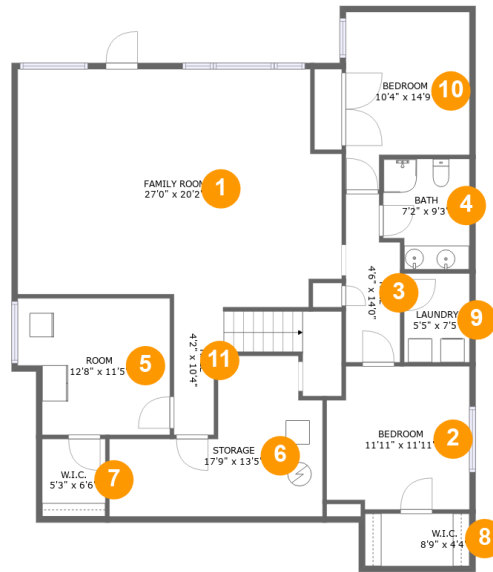


Property Summary

 **1** garages  **3** bedrooms  **2** bathrooms  **1** half baths

 **2** floors  **3,058** Gross Living Area sqft  **3,970** total sqft

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6



Room Dimensions

Floor 1

Total sqft: 1548

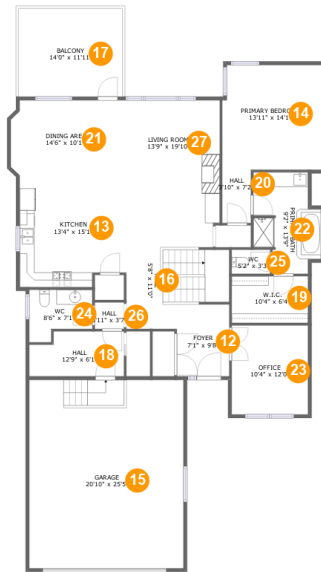
Living area: 1371

| # | Room name | Dimensions | Area (sqft) | Counted as Living Area |
|----|-------------|-----------------|-------------|------------------------|
| 1 | Family Room | 27'0" x 20'2" | 498 sq. ft | Yes |
| 2 | Bedroom | 11'11" x 11'11" | 135 sq. ft | Yes |
| 3 | Hall | 4'6" x 14'0" | 57 sq. ft | Yes |
| 4 | Bath | 7'2" x 9'3" | 62 sq. ft | Yes |
| 5 | Room | 12'8" x 11'5" | 133 sq. ft | Yes |
| 6 | Storage | 17'9" x 13'5" | 168 sq. ft | No |
| 7 | W.i.c. | 5'3" x 6'6" | 34 sq. ft | Yes |
| 8 | W.i.c. | 8'9" x 4'4" | 38 sq. ft | Yes |
| 9 | Laundry | 5'5" x 7'5" | 40 sq. ft | Yes |
| 10 | Bedroom | 10'4" x 14'9" | 131 sq. ft | Yes |
| 11 | Hall | 4'2" x 10'4" | 82 sq. ft | Yes |

Scan captured on Tue, 18 Jun 2024 15:24:12 GMT

Information is calculated by CubiCasa technology; deemed highly reliable but not guaranteed.

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6



Room Dimensions

Floor 2

Total sqft: 2422

Living area: 1687

| # | Room name | Dimensions | Area (sqft) | Counted as Living Area |
|----|-----------------|----------------|-------------|------------------------|
| 12 | Foyer | 7'1" x 9'8" | 69 sq. ft | Yes |
| 13 | Kitchen | 13'4" x 15'1" | 194 sq. ft | Yes |
| 14 | Primary Bedroom | 13'11" x 14'1" | 194 sq. ft | Yes |
| 15 | Garage | 20'10" x 25'5" | 530 sq. ft | No |
| 16 | Hall | 5'8" x 11'0" | 131 sq. ft | Yes |
| 17 | Balcony | 14'0" x 11'11" | 168 sq. ft | No |
| 18 | Hall | 12'9" x 6'1" | 72 sq. ft | Yes |
| 19 | W.i.c. | 10'4" x 6'4" | 65 sq. ft | Yes |
| 20 | Hall | 3'10" x 7'2" | 28 sq. ft | Yes |
| 21 | Dining Area | 14'6" x 10'1" | 144 sq. ft | Yes |
| 22 | Primary Bath | 9'2" x 13'9" | 103 sq. ft | Yes |

Scan captured on Tue, 18 Jun 2024 15:24:12 GMT

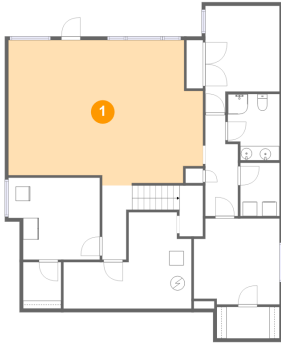
Information is calculated by CubiCasa technology; deemed highly reliable but not guaranteed.

**28 Creekside Boulevard, Selkirk, Manitoba,
Canada, R1A 1H6**

| # | Room name | Dimensions | Area (sqft) | Counted as Living Area |
|----|-------------|----------------|-------------|------------------------|
| 23 | Office | 10'4" x 12'0" | 124 sq. ft | Yes |
| 24 | Wc | 8'6" x 7'1" | 50 sq. ft | Yes |
| 25 | Wc | 5'2" x 3'3" | 17 sq. ft | Yes |
| 26 | Hall | 3'11" x 3'7" | 14 sq. ft | Yes |
| 27 | Living Room | 13'9" x 19'10" | 269 sq. ft | Yes |

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

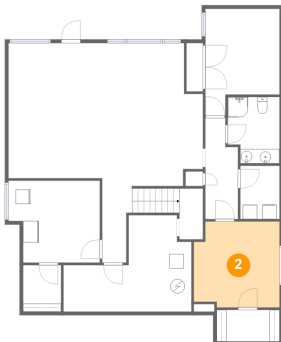
1 Floor 1 - Family Room



Dimensions: 27'0" x 20'2"
Area: 498 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

2 Floor 1 - Bedroom

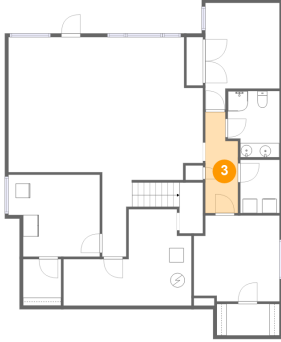


Dimensions: 11'11" x 11'11"
Area: 135 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

3 Floor 1 - Hall



Dimensions: 4'6" x 14'0"
Area: 57 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

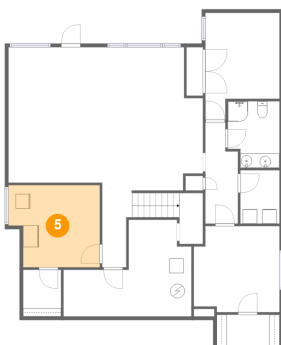
4 Floor 1 - Bath



Dimensions: 7'2" x 9'3"
Area: 62 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

5 Floor 1 - Room

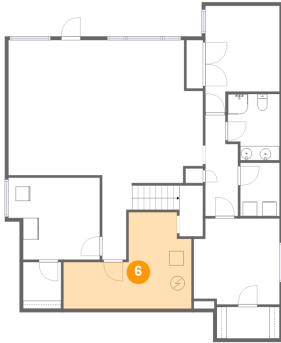


Dimensions: 12'8" x 11'5"
Area: 133 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

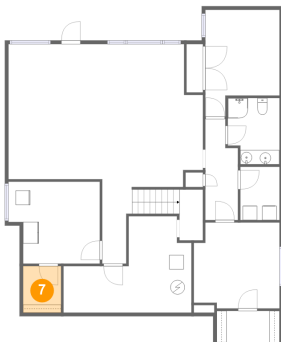
6 Floor 1 - Storage



Dimensions: 17'9" x 13'5"
Area: 168 sq. ft
Counted as Living Area: No

Heated: No
Finished: No
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

7 Floor 1 - W.i.c.



Dimensions: 5'3" x 6'6"
Area: 34 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

8 Floor 1 - W.i.c.

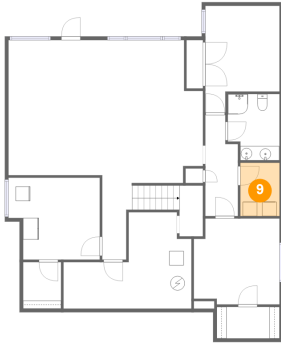


Dimensions: 8'9" x 4'4"
Area: 38 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

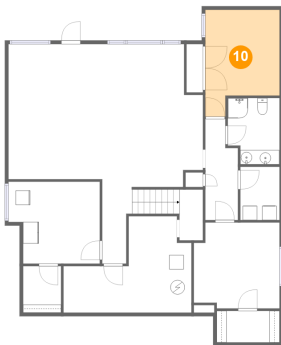
9 Floor 1 - Laundry



Dimensions: 5'5" x 7'5"
Area: 40 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

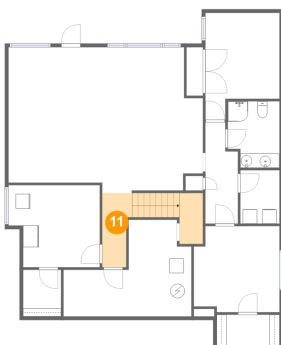
10 Floor 1 - Bedroom



Dimensions: 10'4" x 14'9"
Area: 131 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

11 Floor 1 - Hall



Dimensions: 4'2" x 10'4"
Area: 82 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

12 Floor 2 - Foyer



Dimensions: 7'1" x 9'8"
Area: 69 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

13 Floor 2 - Kitchen



Dimensions: 13'4" x 15'1"
Area: 194 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

14 Floor 2 - Primary Bedroom

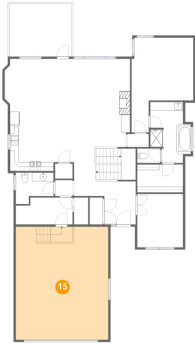


Dimensions: 13'11" x 14'1"
Area: 194 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

15 Floor 2 - Garage



Dimensions: 20'10" x 25'5"
Area: 530 sq. ft
Counted as Living Area: No

Heated: No
Finished: No
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

16 Floor 2 - Hall



Dimensions: 5'8" x 11'0"
Area: 131 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

17 Floor 2 - Balcony



Dimensions: 14'0" x 11'11"
Area: 168 sq. ft
Counted as Living Area: No

Heated: No
Finished: Yes
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

18 Floor 2 - Hall



Dimensions: 12'9" x 6'1"
Area: 72 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

19 Floor 2 - W.i.c.



Dimensions: 10'4" x 6'4"
Area: 65 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

20 Floor 2 - Hall



Dimensions: 3'10" x 7'2"
Area: 28 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

21 Floor 2 - Dining Area



Dimensions: 14'6" x 10'1"
Area: 144 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

22 Floor 2 - Primary Bath



Dimensions: 9'2" x 13'9"
Area: 103 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

23 Floor 2 - Office



Dimensions: 10'4" x 12'0"
Area: 124 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

24 Floor 2 - Wc



Dimensions: 8'6" x 7'1"
Area: 50 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

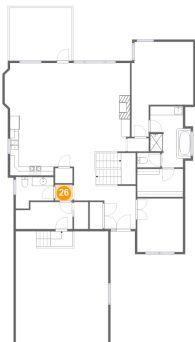
25 Floor 2 - Wc



Dimensions: 5'2" x 3'3"
Area: 17 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

26 Floor 2 - Hall



Dimensions: 3'11" x 3'7"
Area: 14 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

28 Creekside Boulevard, Selkirk, Manitoba, Canada, R1A 1H6

27 Floor 2 - Living Room



Dimensions: 13'9" x 19'10"
Area: 269 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No