

Features:

- Bungalow
- 2+1 bedrooms
- 2 bathrooms
- Updated kitchen (2022) with ceramic tile countertop
- Open concept kitchen, living & dining rooms with laminate flooring
- Living room with picture window (2014) & feature wall
- Fully finished lower level with workshop, storage, bedroom, 3 piece bathroom, flex room, living room & kitchen
- Mudroom with access to backyard
- Water softener (owned - 2016)
- Hot water tank (rental - Crown Crest -\$53.55/month)
- Roof (2017)
- Front door (2023)
- Central air conditioner (2014)
- Remaining windows & patio door (2023)
- Furnace (2023)

Inclusions:

fridge x2, stove x2, dishwasher, microwave x2, washer, dryer, all window coverings, all existing electrical light fixtures, water softener, central air conditioner, garden shed, hot tub, gazebo, front hall mirror, tv wall mounts, built-in shelves

Exclusions:

surround sound in gazebo, security system, dyson charger, freezer x2, sound bar

Taxes:

\$3,766.75

Schools:

Parkinson Centennial PS, Westside SS,
St. Peter CS, Robert F. Hall Catholic SS

Mike & Sheila Mullin

Brokers

Shane Mullin *

Molly Mullin *

*Realtors®

Ashley Resendes

Marketing Coordinator

Sherri-Lyn Ferguson

Office Administrator

Dyson & Tazzy

Furry Friends

