

Country Setting - Not Hard On Gas



2379 Burbrook Rd

\$239,200

Original price: \$239,200

MLS area: 44

MLS#: 08605763

BG#: 2379b

Features

- * 4 Year Old Great Room Addition
- * Updated Kitchen Cabinetry
- * Dishwasher, Central Air, Central Vac
- * 1750 Sq Ft
- * 3 Bedrooms, 3 Bathrooms
- * Updated Electrical & Plumbing
- * Updated Furnace & Tank
- * Main Floor Laundry
- * Double Car Garage
- * Spacious Rec Room/Family Room

Country - But 5 Mins To Town

MLS #: 08605763

Status: Active

Price: \$239,200

Address: 2379 Burbrook Rd	Municipality: Kingston	HRV System:
Legal: See Notes	Subdivision:	Air Conditioning: Yes
Owner: John & Melanie Prevost	MLS Area: 44	Central Vac: Yes
Occupant: Owner	County: Frontenac	TV Tower: Yes
Lot Size: 190 ft x 200 ft	Postal Code: K7L 4V4	Exterior: Vinyl Siding
Type: Elevated Bungalow Zoning: Res	Poss: TBA	Floors: Carpet, Hwd, Laminate, Ceramic
Sq Ft: 1750	Side of Road: South	Basement: Fully Finished, Walkout
Taxes: 2453.27 Year: 2008	House Age: Old + 4	Foundation: Block
Waterfront: No	Condo Fee: n/a	Basement Exit: Yes
In Law Suite: No	Fee Includes: n/a	Water Softner:
Storage Shed: Yes	Heating Cost:	Water Treat Equip:
# of Rooms:	Heat: Forced Air	UV Light: Yes
Bedrooms: 3	Fuel: Oil	Water Source: Drilled Well
Bathrooms: 1	Oil Tank Date:	Well GPM:
High Efficient:	# Amps: 200	Sewage: Septic
Ensuite: No	Roof: Asphalt	Tile Bed Age:
Chattels: dishwasher, c/vac	Circuit Breakers: Yes	Pool Type: n/a
	Hot Water Tank Rental: Yes	Garage/Parking: Attached
	Hot Water Tank Fuel: Oil	Driveway Width: Double
		Driveway Surface: Gravel

Exclusions:

Rental Equipment: HWT

Directions:

MLS Remarks:

Located just 5 mins from the Cat Town Centre, on almost an acre, this elevated, 1750 sq ft, 3 bedroom, 3 bath, country bungalow features a 4 yr old great room addition. Amenities include updated kitchen, electrical panel, plumbing, c/air and updated oil furnace, tank & more. The ground floor entrance, separate from the main house entrance, would be just perfect for a home based business. There is a 2 car garage for toys!

Notes: Legal Description: Part Lot 14, Conc 4, 13R1506 Part 1



Make Your Offer!



Listing Broker: Patti Gray, Broker / Administration Bob Bankosky, Broker of Record

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