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Providing Brockville & Area Home Sellers Relief From
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129 BROADWAY AVENUE, BROCKVILLE, ON K6V 1V2 \$134,900.00 MLS ®



Owner: Margaret Anne Durant

Legal Description: PT LT 7 Con 1 Elizabethtown Pt 1 28R10015; City of Brockville, County of Leeds

Exterior: Vinyl Siding

Lot: 71.13'x109'

Taxes: \$2,033.47 /18

Heating: Forced Air Gas

Baths: 4 Piece

Possession: Immediate

Bedrooms: 2

Basement: Full

Comm. S/B: 2%

Rental Items: None

Water: Municipal

Waste: Municipal

Ideal first time home, investment property or if you're looking to downsize. 2 bedroom home close to downtown. Updated forced air gas furnace, windows, hot water tank and electrical. Large backyard with shed. If you're thinking of making a move take the time to view 129 Broadway Avenue. Immediate possession is available.

Listing Representative: Rob Andress, Broker of Record

Office: 613-498-2222

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**129 Broadway Avenue
Brockville, Ontario
K6V 1V2**

Main Level

Kitchen: 11'x7'10", laminate flooring, double stainless steel sink

Dining Area: 10'6"x7'10", laminate flooring, access to mud room and backyard

Living Room: 12'1"x10'10", laminate flooring, front door entry and stairs to upper level

4 Piece Bath:

Den: 8'5"x6'8"

Upper Level

Bedroom 1: 14'6"x10'9", laminate floor, door to large storage closet

Bedroom 2: 14'2"x8'8", laminate floor, door to large storage closet

Upper Landing: window overlooking backyard

Inclusions: All light fixtures, range hood, hot water tank

Utility Costs: Heating Costs: \$70/month approximately
Hydro: \$100/month approximately
Water: \$40/month approximately



MINCOM Island City Realty Inc., Brokerage

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