



**\$739,900**

## **117 MARSHALL ST, WATERLOO, ON N2J 2T6, CANADA**

<https://adamgracie.ca>

This charming bungalow offers 5 versatile bedrooms and 2 full bathrooms, making it perfect for families, investors or anyone looking for a solid built home in a sought-after neighborhood. At 2025 square feet of useable space, it offers an efficient layout, easy maintenance and a great backyard for year round enjoyment. BONUS a massive 24...

- 5 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- Plans, 1033 sq ft



# Rooms

Room type	Dimensions	Area	Length	Width
Bedroom	16ft. 4in. X 11ft. 10in.	178.044	16.04	11.1
Bedroom	12ft. 0in. X 9ft. 10in.	109.2	12	9.1
Kitchen/Dining Room	17ft. 3in. X 9ft. 2in.	153.6106	17.03	9.02
Bedroom	10ft. 10in. X 10ft. 0in.	101	10.1	10
Bedroom	10ft. 6in. X 9ft. 4in.	90.9424	10.06	9.04
Bathroom				
Bedroom	12ft. 2in. X 11ft. 10in.	133.422	12.02	11.1
Recreation Room	21ft. 4in. X 12ft. 10in.	254.584	21.04	12.1
Bathroom				
Laundry				
Utility Room				

# Building Details



**Year built:** 1958

**ParkingTotal: 4**

**Heating:** Forced Air, Natural Gas

**Exterior material:** Brick, Vinyl Siding **Roof:** Asphalt Shing

**Parking:** 4, Asphalt

**ArchitecturalStyle:** Bungalow

**NewConstructionYN:** No

**Basement:** Finished, Full, Separate Entrance, Sump Pump

## Amenities & Features

**Features:** Ceiling Fan(s), Floor Drains, Upgraded Insulation

**Amenities:** Dishwasher, Dryer, Microwave, Refrigerator, Stove, Washer, Water Heater, Water Softener

### ExteriorFeatures: Storage Buildings

**GarageYN: No**

**CoolingYN:** No

**PoolPrivateYN:** No

**Security Features:** Carbon Monoxide Detector, Smoke Detector, Carbon Monoxide Detector(s), Smoke Detector(s)

## WindowFeatures: Window Coverings

**Waterfront available:** No

**AttachedGarageYN:** No

**Cooling:** Central Air

**FireplaceYN:** No

