



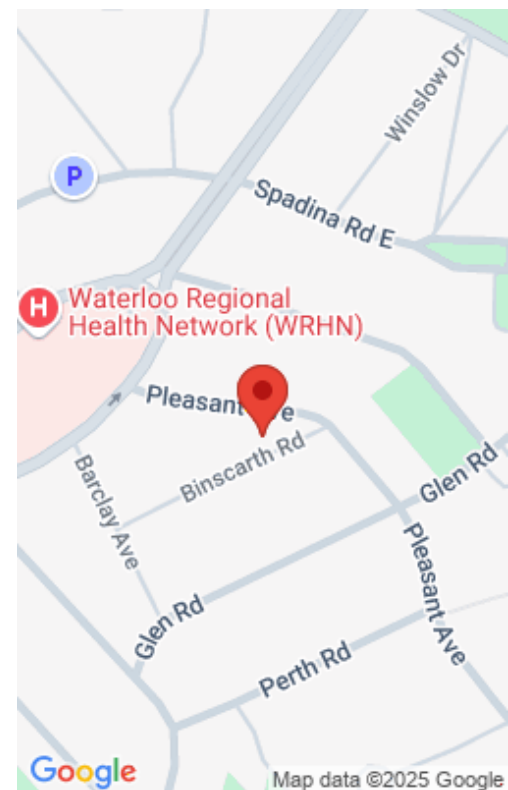
\$635,000

35 PLEASANT AVE, KITCHENER, ON N2M 4A3, CANADA

<https://adamgracie.ca>

Welcome to an exceptional opportunity in the heart of Kitchener! Whether you're looking to invest or step into homeownership with mortgage-helping potential, this raised bungalow VACANT DUPLEX offers the perfect canvas for your future. Tucked just moments from the serene greenery of Lakeside Park and the reputable St. Mary's Hospital, this home is also conveniently...

- 4 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- Other, 940.24 sq ft



Rooms

Room type
Bathroom
Bedroom
Kitchen
Living Room
Bedroom Primary
Bedroom
Bathroom
Bedroom
Kitchen
Utility Room
Storage

Building Details



Year built: 1952

ArchitecturalStyle: Bungalow Raised

ParkingTotal: 3

NewConstructionYN: No

Heating: Forced Air, Heat Pump

Basement: Finished, Full, Separate Entrance, Walk-Out Access, Walk-Up Access

Exterior material: Stucco

Roof: Asphalt Shing

Parking: 3

Amenities & Features

Features: Accessory Apartment, Separate Hydro Meters

Security Features: Carbon Monoxide Detector, Smoke Detector

WindowFeatures: Window Coverings

Waterfront available: No

GarageYN: No

AttachedGarageYN: No

CoolingYN: No

Cooling: Central Air, Energy Efficient

PoolPrivateYN: No

FireplaceYN: No

