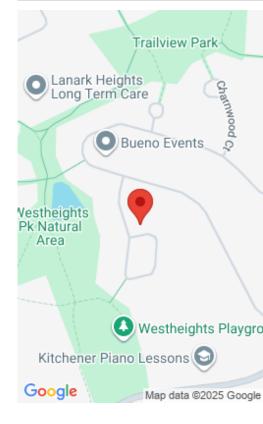


## 20 BLUE SPRUCE CT, KITCHENER, ON N2N 1L1, CANADA

https://adamgracie.ca

Welcome to 20 Blue Spruce Court—tucked away on a quiet, family-friendly cul-de-sac in one of Forest Heights' most desirable pockets. This custom-built home has a bright, updated layout that flows from the living room to the kitchen with built-in appliances, and into a sunken family room with a cozy gas fireplace. Step outside to a backyard...

- 1 hads
- 3 baths
- Residentia
- Single Family Residence
- Active
- Other, 2066 sq ft





## Rooms



Room type
ining Room
onus Room
amily Room
oyer
athroom
itchen
aundry
iving Room
athroom
edroom
edroom
edroom Primary
athroom
ining Room
edroom
itchen
office
torage
ecreation Room



**Building Details** 

ParkingTotal: 6 NewConstructionYN: No

Heating: Fireplace-Gas, Forced Air, Basement: Finished, Full, Separate Entrance, Walk-Up

Natural Gas Access

FireplacesTotal: 2 Exterior material: Brick, Stucco

**Roof:** Asphalt Shing Parking: 6, Asphalt, Attached Garage, Garage Door

Opener

## **Amenities & Features**

**Features:** Auto Garage Door Remote(s), Built-In Appliances, Ceiling Fan(s), Central Vacuum, Family Room, Gas, High Speed Internet, In-Law Floorplan, Work Bench

**Amenities:** Built-in Microwave, Dishwasher, Dryer, Hot Water Tank Owned, Range, Range Hood, Refrigerator, Stove, Washer, Water Heater Owned, Water Softener

Waterfront available: No AttachedGarageYN: Yes

**Cooling:** Central Air **FireplaceYN:** Yes

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

**WindowFeatures:** Window Coverings

GarageYN: Yes CoolingYN: No

PoolPrivateYN: No

