



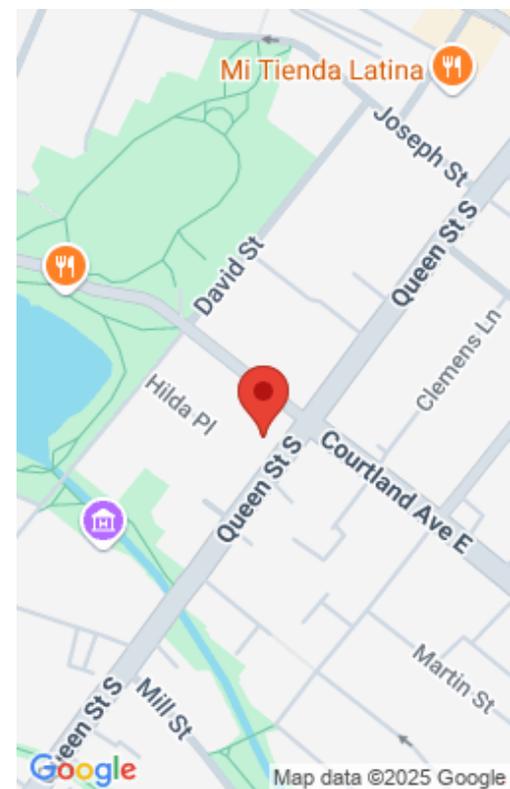
**\$1,164,000**

## **350 QUEEN ST S, KITCHENER, ON N2G 1W7, CANADA**

<https://adamgracie.ca>

Nestled one block from Victoria Park and within walking distance of downtown Kitchener, 350 Queen St. S. is a beautifully restored century home blending historic charm with modern sophistication. This rare find offers an elegant lifestyle with easy access to vibrant dining and entertainment. Inside, the home's timeless character is evident in original doors, restored...

- 5 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- Plans, 2904 sq ft



# Rooms

Room type	Dimensions	Area	Length	Width
Kitchen	16.06 x 16.11	258.7266	16.06	16.11
Family Room	14.09 x 13.11	184.7199	14.09	13.11
Living Room	12.08 x 16.09	194.3672	12.08	16.09
Dining Room	12.09 x 12	145.08	12.09	12
Bedroom Primary	12.09 x 13.06	157.8954	12.09	13.06
Bedroom	11.01 x 12.01	132.2301	11.01	12.01
Bedroom	12.1 x 12.03	145.563	12.1	12.03
Bathroom				
Den	15.02 x 9.05	135.931	15.02	9.05
Laundry	7.01 x 7.02	49.2102	7.01	7.02
Bedroom	17.11 x 10.1	172.811	17.11	10.1
Bathroom				
Bedroom	13.03 x 8.05	104.8915	13.03	8.05



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## Building Details

**Year built:** Historic, 1910

**ParkingTotal:** 5

**Heating:** Natural Gas, Gas Hot Water, Radiant Floor, Radiant

**FireplacesTotal:** 1

**Roof:** Asphalt Shing

**ArchitecturalStyle:** 2.5 Storey

**NewConstructionYN:** No

**Basement:** Full, Separate Entrance, Unfinished, Walk-Up Access

**Exterior material:** Brick, Vinyl Siding

**Parking:** 5, Detached Garage, Garage Door Opener

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## Amenities & Features

**Features:** Accessory Apartment, Auto Garage Door Remote(s), Built-In Appliances, Ceiling Fan(s), Gas, In-law Capability, In-Law Floorplan, Upgraded Insulation, Water Treatment

**Amenities:** Bar Fridge, Built-in Microwave, Dishwasher, Dryer, Garborator, Gas Stove, Hot Water Tank Owned, Range Hood, Refrigerator, Stove, Trash compactor, Washer, Water Heater Owned, Water Purifier, Water Softener

**ExteriorFeatures:** Balcony, Built-in Barbecue, Landscaped, Lighting, Privacy, Private Entrance

**GarageYN:** Yes

**CoolingYN:** No

**PoolPrivateYN:** No

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

**WindowFeatures:** Window Coverings

**Waterfront available:** No

**AttachedGarageYN:** No

**Cooling:** Window Unit(s)

**FireplaceYN:** Yes

