



**\$999,000**

## **90 ALDERSON DR, CAMBRIDGE, ON N3C 0E4, CANADA**

<https://adamgracie.ca>

Attention Developers and Investors!!! Discover the incredible potential of this expansive 0.4-acre lot nestled in a peaceful, mature neighbourhood just minutes from city amenities. Whether you're an investor, developer, or dream-home builder, this property offers a rare opportunity to reimagine a sizable parcel of land in an ideal setting. The lot currently features a charming...

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- Other, 1421 sq ft



# Rooms

Room type	Dimensions	Area	Length	Width
Dining Room	21 x 13	273	21	13
Kitchen	21 x 12	252	21	12
Bathroom				
Living Room	21 x 11	231	21	11
Bedroom	9 x 11	99	9	11
Bedroom	13 x 7	91	13	7
Bedroom Primary	12 x 11	132	12	11
Bathroom				

# Building Details

**Year built:** 1900  
**ParkingTotal:** 10  
**Heating:** Forced Air  
**Exterior material:** Brick, Stucco  
**Parking:** 10, Asphalt

**ArchitecturalStyle:** Two Story  
**NewConstructionYN:** No  
**Basement:** Full, Unfinished  
**Roof:** Asphalt Shing



## Amenities & Features

**Features:** None

**Amenities:** Dryer, Refrigerator, Stove, Washer

**Waterfront available:** No

**GarageYN:** No

**AttachedGarageYN:** No

**CoolingYN:** No

**Cooling:** Central Air

**PoolPrivateYN:** No

**FireplaceYN:** No

