

Cross Property Client Full

27 MILTON STREET

Bracebridge, ON P1L 1G8

District of Muskoka/Bracebridge/Bracebridge

**Residential/Single Family/For Sale
Conditional**

Price: \$239,000



MLS®#:	129856	Bedrooms (AG/BG):	3 (3/0)
List Date:	30-May-2018	Bathrooms (F/H):	1 (1/0)
Type:	Detached		
Style:	1 Storey, Bungalow		
Sqft Above Grade:	1,000	Sqft Below Grade:	0
Sq Ft Finished:	1,000	Sq Ft. Unfinished:	0
Sq Ft Source:	LBO provided		
New Construction:	No	# Rooms:	6
Title/Ownership:	Freehold	Recreational:	No
Fronting On:	North	Year Built/Desc:	1991/Completed / New
Lot Front:	66.00	Lot Depth:	165.00
Road Access Fee:		Lot Size/Acres:	Under .5 Acre/
Access:	Municipal road		
Driveway Spaces/Type:	4/Mutual/Shared/Gravel		
Waterfront:	No	WF Exposure:	

Public Remarks: Ideal retirement home or home for first time homebuyers. With one floor living, this three bedroom home has a warm and inviting feel. Living room is bright and airy. Large kitchen with dining area which has sliding glass doors to deck and backyard area. Level ravine lot centrally located in Bracebridge.

Directions: ECCLESTONE DRIVE TO YOUNG STREET TO MILTON STREET TO SOP

Interior Features

Interior Features:	Main Floor Laundry, Water Heater Owned	Fireplace:	Natural Gas
Basement:	None/None/	Foundation:	Slab
Heat Primary/Sec:	Baseboard/Fireplace-Gas, Natural Gas	Plumbing Age:	
HVAC:	None		
Under Contract/Rental Items:	None		

Exterior Features

Add'l Monthly Fees:		Exposure:	South	Pool:	None
Exterior Finish:	Vinyl Siding				
Restrictions:	None				
Services:	Cable, Cell Service, Electricity, Garbage/Sanitary Collection, Internet High-Speed, Natural Gas, Recycling Pickup, Telephone				
Topography:	Flat, Level	Alternative Power:			
Roofing:	Asphalt	Yr Roof Replaced:	2011		
Water/Supply Type:	Municipal/	Sewage:	Municipal Sewers		
Exterior Features:	Deck(s)				
Other Structures:	Shed				
Site Influences:	Shopping Nearby				

Inclusions/Exclusions

Inclusions:	Dishwasher, Dryer, Microwave, Refrigerator, Stove, Washer, Hot Water Tank Owned, Window Coverings
Exclusions:	Personal items

Tax Information

Roll#:	441801001509401	Local Improve Fee/Comments /	
Pin#:	481140317	Zoning:	RES
Assessment \$/Year:	\$170,500/2018	Survey/Year:	Yes 1991
Legal Description:	LT 29 PL 24 BRACEBRIDGE, TOWN OF BRACEBRIDGE, DISTRICT OF MUSKOKA	Taxes/Year:	\$2,142/2018
		Survey Type:	Available

Rooms

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Features</u>
Living Room	M	13'2"x18'6"	Bay window, Carpet, Fireplace
Kitchen	M	10'x18'6"	Double sink, Sliding doors
Master Bedroom	M	10'x11'6"	
Bedroom	M	9'x8'	Carpet

Bedroom M **8'11"x8'11"**

Bathroom M **8'4"x9'7"** **4-Piece, Other**

RE/MAX NORTH COUNTRY REALTY INC., BROKERAGE, BRACEBRIDGE - M220

Client Full Report

Date Printed: 06/04/2018

Prepared By: JENNIFER STILSON, Broker

RE/MAX NORTH COUNTRY REALTY INC., BROKERAGE, BRACEBRIDGE - M220

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