



14-209 PRIMROSE AVE

WEST CENTRE TOWN

You will be proud to live on Primrose! This renovated, bright row unit features great, flexible living spaces. Anchoring this home is a large renovated kitchen that will make any chef smile. The front private balcony is your modern day tree fort making al fresco dining both easy and fun! Only steps to Primrose Park, Plante Bath, Little Italy and Chinatown – no passport required to book this trip!

\$525,000

MLS: 1186812

Property Type:
Row Unit, 3 Storey

Bedrooms: 2

Bathrooms: 2

MARLAND TEAM
ROB MARLAND - BROKER OF RECORD

613.238.2801 | robmarland.com

The information in this document is believed to be accurate but is not warranted

ROYAL LEPAGE
Performance
Marland Realty, Brokerage
INDEPENDENTLY OWNED AND OPERATED

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ROOMS	LEVELS	DIMENSIONS
Living Room	Lower	13'10" x 13'11"
Bathroom	Lower	3 Piece
Laundry	Lower	
Kitchen	Main	7'4" x 10'1"
Dining Room	Main	13'10" x 9'10"
Deck	Main	10' x 14'4"
Bedroom	Second	13'9" x 10'8"
Master Bedroom	Second	13'10" x 15'2"
Full Bath	Second	
Family Room	Basement	6'9" x 13'4"

INFORMATION:

- Lot Size: 14'83" x 98'32"
- Closing Date: TBD
- 2019 Property Tax Amount:\$4,252
- Common Association Fee: \$460/yearly

Included in fee: Laneway Snow Removal and Maintenance, Maintenance of Boundary Walls

INCLUSIONS:

- Dishwasher
- Washer
- Dryer
- Refrigerator
- Stove

RENTAL ITEMS:

- Hot Water Tank

HIGHLIGHTS:

- Location
- Private Balcony
- Fleixble Living Spaces





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TOP 1% FOR ROYAL
LEPAGE IN CANADA*

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