

\$469,900 - 197 HUMBOLDT Parkway

Listing ID: 40343330

\$469,900

3 Bedrooms, 1 Bathrooms, 1456

Single Family

197 HUMBOLDT Parkway, Port Colborne,
Ontario, L3K2H5

ATTENTION INVESTORS OR FIRST TIME BUYERS! 3 bedroom, 1 bathroom 1.5 storey homes sitting on 2 lots! With a few finishing touches this could be a great family home OR start from scratch, tear down and build your dream home on this large lot. Kitchen completely renovated from top to bottom with custom Timberwood cabinets, granite countertops with island, reverse osmosis water built into the kitchen sink for fresh drinking water, top of the line built in stainless steel appliances, gas stove and range hood with removable dishwasher safe filters. Kitchen opens up to the dining room, perfect for those family meals. Covered sun porch, perfect for enjoying your morning coffee all year around. All major upgrades have been done including the roof (2020), Windows (2022), Furnace (2017), Central air (2017), air purifier/HEPA filter (2017) & High efficiency gas hot water heater (2018), plus a Gold Eagle salt water purifier throughout the entire home. With some cosmetic work this home could be turned into your dream family home. Huge detached double car garage to finish all your projects or store your cars out of the elements. No basement, only a crawl space. Close to great schools, shopping, beaches and more. Come see it

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for yourself. (id:23349)

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Listing Office:ROYAL LEPAGE NRC REALTY