

Welcome to 6149 Brookside Lane

Perfect opportunity for first time buyer or investor! Updated 3 bedroom, 2 bathroom end unit townhome. Bright living/dining room with laminate floor. White kitchen with ample cupboard space and tile floor. Three good sized bedrooms on 2nd floor. Updated cheater ensuite bathroom with newer vanity, countertop, modern lighting, and tile floor. Partly finished rec room and built in Murphy bed. Fenced backyard with patio. New gas furnace in the fall of 2009.

Room Dimensions

MAIN LEVEL

Living Room	18.06 X 00.00
Dining Room	00.00 X 10.06
Kitchen	11.06 X 9.08
Powder Room	2 piece

SECOND LEVEL

Master Bedroom	15.06 X 11.00
Bedroom 2	10.00 X 8.07
Bedroom 3	8.06 X 8.06
Full Bath	4 piece

BASEMENT

Rec Room (partly finished)	17.00 X 14.00
Laundry Room	
Utility Room	

Property Details

List Price:	\$189,900
Year Built:	1978 approx.
Heating:	Forced Air Gas
Rentals:	Hot Water Tank
Parking:	Parking Space #35 + visitor pkg
Possession:	To Be Arranged
Taxes:	\$1970/2009
Condo Fees:	\$196.00 per month
Fees Cover:	Caretaker, Management, Building Insurance, Water

Special Features

Exterior appeal:

- * End unit located in a quiet complex
- * Fenced backyard with patio - perfect for summer barbeques
- * Parking space behind unit with convenient back gate access to yard and back door

Interior appeal:

- * Bright open concept living/dining room with big picture window and laminate flooring
- * Spacious kitchen with white cabinetry, tile floor and handy pass through into dining room
- * Convenient main floor powder room
- * Large master bedroom with wall-to-wall closets and cheater door to main bathroom
- * Updated full bathroom with tile floor, new vanity, countertop and modern lighting
- * Good sized secondary bedrooms
- * Partly finished recreation room in basement with built-in Murphy bed
- * New Gas Furnace in the fall of 2009

Inclusions: Refrigerator, Stove, Washer, Dryer, Window Blinds, Drapes & Rods, All Existing Light Fixtures

Exclusions: none

All above mentioned information is believed to be accurate but is not warranted.