



77 Westview Cr Elliot Lake On P5A 2B3

MLS@#: 2064340 **Price:** \$170,000
Possession: **Status:** Active
Dist/Sub: AL/AL50
Type: Single Family

Bldg Type: House **Beds:** 3
Style: Bungalow **Baths:** 2
Style-Attach: Detached **SqFt:** 1,150
Style-Split: **Tot Living:** 2,050
Storeys: 1 Storey **Zoning:** RESIDENTIAL
Lot Size: 60 X 101.10
Bld Age: 41 to 60 Yrs **Prop Size:** Under 0.5 Acres
Taxes/Year: \$2364.47/2018 **Garage:** Yes

Details

Title to Land: Freehold

Improve/Date:

Features

Heat Type: Forced Air	Flooring:	# Parking: 5
Heat Fuel: Natural Gas	Bsmt Type: Full	Parking: Attached Garage, Double, Paved, See Remarks
Cool Type:	Bsmt Dev: Finished	Road: Paved Road
Util-Water: Municipal	Bsmt Feat:	Rd Mnt:
Util-Sewer: Municipal	Foundation: Poured Concrete	Access: Year Round Road Access
Utility Type: Hydro, Natural Gas	Roof: Asphalt	Storage: Storage Shed
Util-Comm:	Exterior: Other, Vinyl Siding	Structures: Shed
Fire Alarm: Unknown	Construction: Wood Frame	Fencing: Fenced Yard
Features: Deck		Pool:

Inclusions/Exclusions

Rent Equip: Water Heater - Electric
Inclusions: Fridge, Stove, Stackable Washer and Dryer
Exclusions: All Rentals (Hot Water Tank)

Rooms

Type	Level	Dimensions	Type	Level	Dimensions
KITCHEN	MAIN FLOOR	8.5 x 13.2	DINING ROOM	MAIN FLOOR	13.7 x 10.0
LIVING ROOM	MAIN FLOOR	13-2 x 21.0	MASTER BEDROOM	MAIN FLOOR	9.17 x 14.7
BEDROOM	MAIN FLOOR	11.5 x 9.10	BEDROOM	MAIN FLOOR	11.5 x 9.10
Bath	MAIN FLOOR	8.0 x 11.0	KITCHEN	BASEMENT	15.0 x 14.3
OTHER	BASEMENT	13.0 x 12.0	LAUNDRY	MAIN FLOOR	10.0 x 6.0
OTHER	BASEMENT	10.0 x 14.4	Bath	BASEMENT	6.2 x 4.5

Public Remarks

Prime location! Just steps down the beautiful trail leads you to the beach of Elliot Lake itself. This corner lot, detached bungalow boasts a 3 car driveway and a double car garage with access from yet a second private driveway that faces Spruce Ave. Parking Galore! NEW Shingles installed June 2019. Enter into a huge living/dining/family room combination with gleaming hardwood floors. Kitchen is uniquely located and offers plenty of counter and cabinet space. Main floor stackable washer/dryer (included). 3 excellent size bedrooms and 4pc bath with jet tub. Full finished basement has the potential for an in-law suite offering a separate back entrance, 2nd full bathroom, laundry facilities and eat-in kitchen. Gas forced air heat. 200 amp service. Call to view this one of a kind home today!

List Brokerage: [SUTTON-BENCHMARK REALTY INC., BROKERAGE ELLIOT LAKE](#)

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