

All Photos View

MLS® 19020218

Price: \$389,900

Address:

266 WEST BELLE RIVER ROAD





Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®



Windsor-Essex County Association of REALTORS®

Cross Property Client Full



MLS® #: **19020218** List Price: **\$389,900.00**
 Status: **Active** Property Type: **Residential**
 Major Area: **Windsor-Essex** District: **60**
 Trans. Type: **Sale** Sub-District: **62**
 Legal Description: **CON 1 PT LT 1 12R-4420 PT 2**
 Address: **266 WEST BELLE RIVER ROAD**
 City/Town/Munic: **Lakeshore, Ontario N0R 1A0**
 Side of Road: **West**
 Nearest Cross St: **NOTRE DAME**
 Nearest Town:
 Area/Property Known As:
 Property Size: **110.55 x 361.9**
 Acreage: **0.700** Approx Sq Ft:
 Zoning: **RES** Occupancy: **Seller**
 Possession: **30-60 DAYS**

Remarks: **CLASSIC BEAUTY IN THIS 5 BDRM, 2 BATH, 2 STY BRICK HOME ON A 0.7 ACRE PPTY IN BELLE RIVER. FEATURES INCL HRWD FLRG, ORIGINAL OAK TRIM, UPDATED WNDWS (2009), 100 AMP ELECTRICAL SERVICE (1995), BEAUTIFUL COUNTRY SIZED KITCHEN W/MAPLE CABINETS, GRANITE COUNTERS & W-IN PANTRY.**

Year Built: **1925/Approximate**

Approx Taxes/Year: **\$2472.75/2018**

Interior Features

Basement:	Full	Basement Development:	Unfinished
Heating/Cooling:	Boiler, Radiator	Heating Fuel:	Natural Gas
Flooring:	Cushion/Lino/Vinyl, Hardwood/Engineered Hrwd		
Fireplace Type:		Fireplace Fuel:	#:
2nd Fireplace Type:		2nd Fireplace Fuel:	#:
Hot Water Tank:	Rented	HWT - Type:	Gas
Rental Equipment:	None		
# of Bedrooms:	5+	Total Bathrooms:	2.0
Appliances Included:		#R-In Bathrooms:	
Indoor Features:		Ensuite:	

Rooms

<u>Lvl</u>	<u>Room</u>	<u>Room Size</u>	<u>Lvl</u>	<u>Room</u>	<u>Room Size</u>	<u>Lvl</u>	<u>Room</u>	<u>Room Size</u>
M	Kitchen		M	Dining Room		M	Living Room	
M	Bedroom		M	Foyer		2	Bedroom	
2	Bedroom		2	Bedroom		2	Bedroom	
A	Storage		M	3 Pc. Bathroom		2	4 Pc. Bathroom	

Exterior Features

Type of Dwelling:	2 Storey	Parking Type (Garage):	None
Driveway:	Double Width Or More Drive, Gravel Drive		
Exterior Finish:	Aluminum/Vinyl, Brick		
Roof Material:	Asphalt Shingle	Foundation:	Block
Site Influences:	Sundeck, Treed Lot, View Of Water		
Outdoor Features:	Storage Shed		
Utility Water/Avail:	Municipal Water/Connected	Utility Sewer/Avail:	Sanitary/Connected

Miscellaneous

Rental Income:	Garbage Pickup Provided:	UFFI:	Handicap:
SPIS:	Retrofit Certificates:	Survey Avail:	Work Order:
Mobile/Leased Land Fees:	Mortgage:		Local Improve:
Listing Brokerage Office: CHRIS GIRARD REALTY LTD - 160			

All information displayed is believed to be accurate but is not guaranteed by the Windsor-Essex County Association of REALTORS® and should be independently verified. No warranties or representations are made of any kind.