



**COLDWELL BANKER NORTHERN BESTSELLERS**

**ROOM SIZES**

<b>LR</b> 15 X 11	<b>DR</b> 9 X 8	<b>KIT</b> 12 X 9	<b>FAM/DEN</b>	<b>LA</b> 3 x 4	<b>BATHS</b> 1-4pc, 2-3pc
<b>MBR</b> 11 X 10	<b>BR</b> 11 X 8	<b>BR</b> 10 X 9	<b>BR</b>	<b>BR</b>	<b>STRG</b> <b>BSMT</b>
<b>KIT DOWN</b> 9 X 9	<b>LR DOWN</b> 20 X 8.5	<b>BR DOWN</b> 11 X 11	<b>BR DOWN</b> 10 X 10	Make: Model: Serial #:	<b>FOYER/ENTRY</b> 6 X 6 <b>Deck</b> 6X34 & 12X28

**HEAT**

**INSULATION**

**BUILDING**

**LOT**

Type <b>F/a Propane</b> Annual Cost <b>\$2,198.06</b> Litres Over Last 12 Mon. <b>2993 L</b>	Ceiling: R <b>40</b> Walls: R <b>39</b> Floor: R <b>28</b> Skirting: R	Sq.ft <b>1848</b> Age <b>68/85/08</b>	Lot Sz <b>5530</b> Garage Parking <b>Triple</b>
Lot 29 Block 71 Plan 632 U#			

**SPECIAL FEATURES /FURNISHINGS:**

Almost a duplex, 3 bedrooms up with 1 3/4 bath & a 2 bedroom suite with 3/4 bath on main floor, can be residential, revenue or a combination. Twin furnaces & sprinkler system in place. Low operating costs: Heat \$183.17/mo. Power \$226-64/mo. & Water \$110.76/mo.

Major renovations 2006 - 2008: 12 inch thick R39 Double wall construction, windows, appliances, granite counters, quarry tile, hardwood plank & laminate floors, siding, etc.

Price Includes: Fridge x2, Stove x2, Dishwasher x2, Washer & Dryer x2, 1 Built-in Microwave, Kitchen Island, Some Furniture, & Blinds on upper floor only.

**PRICE INCL.:**

- |  |  |   |  |   |
|--|--|---|--|---|
| <input checked="" type="checkbox"/> Stove, range | <input type="checkbox"/> Range Hood            | <input type="checkbox"/> Sump Pump              | <input type="checkbox"/> Ceiling Fan/s         | <input type="checkbox"/> HRV / Air-to-a |
| <input type="checkbox"/> Blt-in counter top      | <input checked="" type="checkbox"/> Dishwasher | <input checked="" type="checkbox"/> Blinds only | <input type="checkbox"/> Central Vac & Attach. | <input type="checkbox"/> Satellite Dish |
| <input type="checkbox"/> Blt-in Oven             | <input checked="" type="checkbox"/> Washer     | <input type="checkbox"/> Drapes only            | <input type="checkbox"/> Central Vac. R/I only | <input type="checkbox"/> woodstove      |
| <input checked="" type="checkbox"/> Microwave    | <input checked="" type="checkbox"/> Dryer      | <input type="checkbox"/> All Window cov.        | <input type="checkbox"/> Garden/storage shed   | <input type="checkbox"/> Pellet Stove   |
| <input checked="" type="checkbox"/> Fridge       | <input type="checkbox"/> W/D Stacked           | <input type="checkbox"/> Freezer                | <input type="checkbox"/> Garage Door Opener    | <input type="checkbox"/> Hot Tub        |

**FOUNDATION**

Concrete To Bedrock

**PROPERTY TAXES**

Amount/yr **\$2,929.00** 2009

**TENURE** titled

**Fees**

**Area** Downtown