

30 Wuskwatim Bay - \$239,000.00

2 Bedroom - Bungalow

Burntwood Area - 58/190/879

*Exceptional family home in a great location!
Walking distance to school and shopping!*



Kitchen - Galley style kitchen with oak cabinets is open to the dining area. Double stainless steel sinks. Built-in dishwasher. Patio doors lead to the raised deck - great for summer entertaining! Vinyl flooring.

Living Room - Step down into the sunken living room. Nice and open with lots of natural light. Beautiful windows. Vinyl flooring.

Bedrooms - 2 bedrooms on main level with wall to wall carpet. Primary bedroom is spacious with his/her double closets.

Bathroom - 4 piece main bathroom with large oak vanity. 3 piece bath down.

Lower Level - Rec room has 2 separate areas. The first area has wood floors and a wet walk-up bar that is perfect for entertaining! The second area is spacious with wall to wall Berber carpet. Suspended ceilings and scone lighting. Bonus room with wall to wall carpet. 3 piece bath features a 2 person corner jetted tub.

Yard - Yard is landscaped and fenced. Front and back decks. Shed with overhead door. Concrete driveway.

Extras - Great family location! 2" x 6" construction. 200 amp panel. Newer hot water tank.



Age: 1968

Lot Size: 60' x 121' (7,260 sq. ft)

House Size: 1,118 sq ft

Taxes: \$4,926.72 Gross 2024 (Net \$3,511.66)

Heat: EFA

Possession: TBA

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is not warranted to be so.

