



# ***175 Centennial W - \$229,000.00***

## ***3 Bedroom - Bungalow***

### ***Southwood - 16/78/755***

***Ideally Situated on the Buffer/ South side of city!***  
***Direct access to trails for snowmobile enthusiasts!***

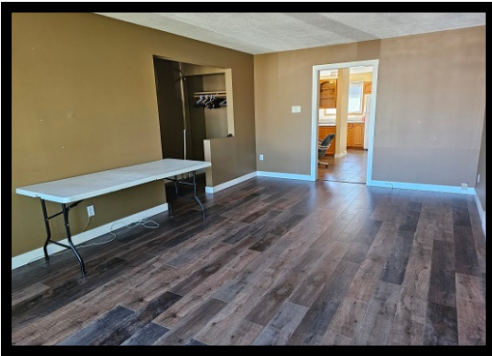


**Kitchen** - Galley Style eat in kitchen with plenty of oak cabinets, spacious counter space and built in dishwasher. Vinyl flooring. PVC window above the double stainless steel sinks overlooking the back yard.

**Living Room** - Loaded with natural light from the large PVC picture window that has 2 openers. Newer laminate flooring.

**Bedrooms** - 3 bedrooms on the main floor with newer laminate flooring and ample closet space. PVC windows.

**Bathroom** - 4 piece bathroom with modern vanity and nice soaker tub. 3 piece bath on the lower level.



**Lower Level** - Completely finished rec room with new laminate flooring. Bonus room would make a great hobby room. Suspended tile ceiling. 3 piece bath with stand-up shower. Laundry and utility room.

**Yard** - Partially Fenced and landscaped. Wooden deck. Older 20 X 22 garage on a concrete pad.

**Extras** - Excellent family home! Exterior has newer vinyl siding, soffits/ fascia and eaves trough in 2019. Shingles replaced in 2019. PVC windows throughout. Low property taxes!  
 \* Seller is a registrant under the Real Estate Services Act\*



**Age:** 1969

**Lot Size:** 55.2' x 128' (7,074 sq ft)

**House Size:** 1,134 sq ft

**Taxes:** \$3,086.00 Gross 2024 (Net \$2,736.00)

**Heat:** EFA Approx \$258.00/ Monthly

**Possession:** TBA

**REMAX THOMPSON**

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This information, although believed to be accurate,  
 is not warranted to be so.

