



# 24 Sandpiper Cr. - \$199,900.00

**3 Bedroom - Bungalow**

**Westwood Area - 31/109/777**

**Great Westwood location!  
Close to Schools and shopping!**



**Kitchen** - Spacious eat-in kitchen with maple cabinets and newer butcher block counter tops. Large PVC windows over double stainless steel sinks. Vinyl flooring

**Living Room** - Open to the kitchen. Plenty of natural light pours in through the large PVC picture window. Laminate flooring.

**Bedrooms** - 3 bedrooms on the main floor with laminate flooring and ample closet space. Primary bedroom features patio doors that leads you to the raised deck in back. Lower level has a bonus room.

**Bathroom** - 4 piece main bathroom with tub surround and 3 piece bath on lower level.

**Lower Level** - Large family room with laminate flooring. Bonus room. 3 piece bath with stand up shower. Laundry/ storage room.

**Yard** - Fully fenced with large wide gate access to the backyard. Landscaped with large mature trees. Shed. Deck off the primary bedroom.

**Extras** - PVC windows (2010) New roof 2023 ( includes new 2x6 rafters, R60 insulation and shingles) HWT 10 years old. Stove, dishwasher, washer, dryer 2 years old. Lots of parking.



**Age: 1963**

**Lot Size: Irregular (7,481.93 sq ft)**

**House Size: 968 sq ft**

**Taxes: \$4,202.39 Gross 2025 (Net \$2,702.39)**

**Heat: EFA ( Approx. \$290.00/ month)**

**Possession: TBA**

 **REMAX THOMPSON**

Each office independently owned and operated.

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

