

\$729,900 - 123 Amber Street, Waterford

MLS® #40639391

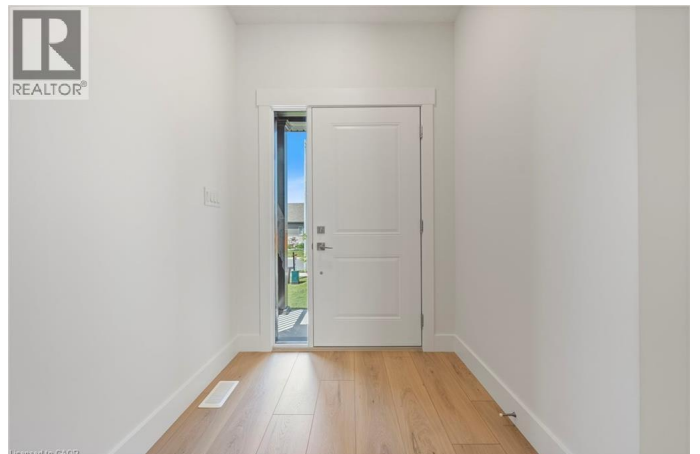
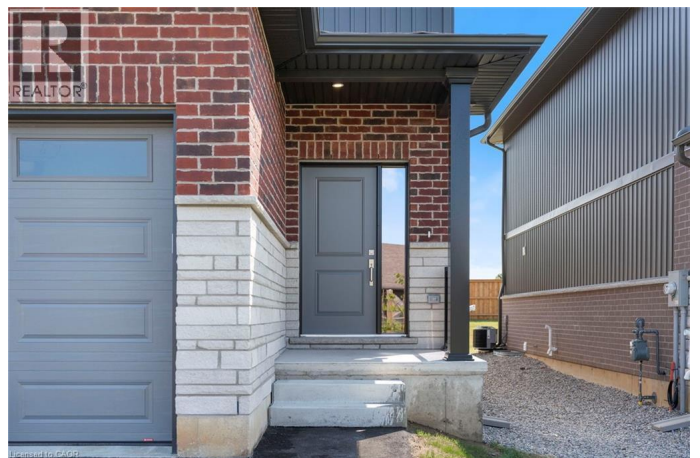
\$729,900

3 Bedroom, 3.00 Bathroom, 1,775 sqft

Single Family on 0.00 Acres

Waterford, Waterford, Ontario

Get ready to fall in love with The AMBROSE-RIGHT, a stunning new semi-detached 2-storey home with an attached double-car garage & potential for a 1-bdrm legal suite in the basement. Located in the sought-after Villages of Waterford, this home offers 1,775 sqft of beautifully designed living space. Step inside from the covered front porch into a spacious foyer that leads to an open concept kitchen, dining nook & great room. The kitchen features custom cabinetry with pot/pan drawers, pull-out garbage & recycle bins, soft-close drawers/doors, quartz countertops, island with breakfast bar & pantry. The entire main floor, along with the upstairs bathrooms & laundry room, is finished with durable & stylish luxury vinyl plank flooring. This home boasts 3 bdrms, 2.5 baths & an upstairs laundry room complete with a sink for added convenience. The primary bedroom includes a 4-piece ensuite with a tub/shower combo & a walk-in closet. With 9 ft ceilings on the main floor & 8 ft ceilings in the basement, the home feels open & airy. The attached double-car garage offers an 8 ft high door & space for two additional cars in the driveway, providing ample parking. The undeveloped basement has in-floor heating and is ready for customization, with potential to create a 1-bdrm legal suite for rental income or multi-generational living. Enjoy the peace of mind that comes with new construction: landscaped front & rear yards, tankless hot water, forced air furnace & central air



conditioning for the main & upper levels. The home also includes rough-ins for central vacuum, contemporary lighting & pot lights & durable brick, stone & vinyl exterior. Additional features include fibre optic internet, a programmable thermostat & NO rental equipment. Located close to elementary & high schools, shopping & grocery stores, perfect for families or investors. Licensed Salesperson in the Prov of Ont has interest in Vendor Corp. (id:6289)

Built in 2024

Essential Information

Listing #	40639391
Price	\$729,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,775
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Freehold
Style	2 Level

Community Information

Address	123 Amber Street
Subdivision	Waterford
City	Waterford
Province	Ontario
Postal Code	N0E1Y0

Amenities

Amenities	Schools, Shopping
Utilities	Cable, Electricity, Natural Gas, Telephone
Features	Paved driveway, Sump Pump, Automatic Garage Door Opener, In-Law Suite
Parking Spaces	4

Parking	Attached Garage
# of Garages	1

Interior

Appliances	Central Vacuum - Roughed In, Garage door opener
Heating	Natural gas In Floor Heating, Forced air
Cooling	Central air conditioning
# of Stories	2

Exterior

Exterior	Brick, Stone, Vinyl siding
Exterior Features	Landscaped

Listing Details

Listing Office	RE/MAX ERIE SHORES REALTY INC. BROKERAGE
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