

\$1,345,000 - 470 Nelson Avenue, Burlington

MLS® #40776803

\$1,345,000

6 Bedroom, 3.00 Bathroom, 2,374 sqft

Single Family on 0.00 Acres

312 - Central, Burlington, Ontario

A Sweet Blend of History in a New Age World! This stunning heritage home has been beautifully restored to capture the magic of a bygone era—seamlessly blended with today's modern must-haves. A rare 2.5-storey residence, this property offers exceptional space and versatility. Currently featuring a main-floor and basement 2-bedroom, 1-bathroom apartment, plus a separate upper 4-bedroom, 2-bath unit, it's ideal for multigenerational living or income potential! Enter through the charming side entrance, sheltered by a covered porch that overlooks the backyard oasis complete with perennial gardens and exposed aggregate concrete pathways. Inside, the main unit has been tastefully updated, showcasing an open-concept kitchen and dining area that overlooks the sunroom with floor-to-ceiling windows and warm afternoon light, cozy living room and primary bedroom with fireplace (ready for a gas insert) offer comfort and character, complemented by an additional bedroom, a 3-piece bathroom, in-suite laundry and a lower level family room with separate walk-up. The upper unit—currently rented—welcomes you with its original spiral staircase and offers three bedrooms, a bright living room, a generous eat-in kitchen with gas fireplace, 3-piece bathroom, and in-suite laundry. Upstairs, you'll discover a private primary retreat with vaulted ceilings, a gas fireplace, and a 3-piece ensuite, where natural light pours in through the skylights. A truly



unique property that blends historic charm with modern convenience, set in an unbeatable location near Burlingtonâ€™s vibrant downtown and lakefront. (id:6289)

Built in 1885

Essential Information

Listing #	40776803
Price	\$1,345,000
Bedrooms	6
Bathrooms	3.00
Square Footage	2,374
Acres	0.00
Year Built	1885
Type	Single Family
Sub-Type	Freehold

Community Information

Address	470 Nelson Avenue
Subdivision	312 - Central
City	Burlington
Province	Ontario
Postal Code	L7S1N5

Amenities

Amenities	Beach, Hospital, Park, Place of Worship, Playground, Public Transit, Schools, Shopping
Features	Southern exposure, Skylight, In-Law Suite, Private Yard
Parking Spaces	3

Interior

Interior Features	Ceiling fans
Appliances	Dryer, Microwave, Refrigerator, Stove, Washer
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Other, Wood
Exterior Features	Lawn sprinkler
Construction	Wood frame
Foundation	Block

Listing Details

Listing Office Royal LePage Burloak Real Estate Services



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