

\$710,000 - 116 Boniface Avenue, Kitchener

MLS® #40782103

\$710,000

3 Bedroom, 2.00 Bathroom, 2,111 sqft

Single Family on 0.00 Acres

327 - Fairview/Kingsdale, Kitchener, Ontario

Welcome to 116 Boniface Avenue, a beautifully maintained bungalow offering 3 bedrooms, 2 bathrooms, and plenty of character in a sought-after Kitchener neighborhood. Step inside to find refinished hardwood floors throughout the main level and an enclosed front porch that sets the tone for this warm and inviting home. The spacious living room is filled with natural light and flows into the dining area—perfect for family meals and entertaining. The main floor includes a 4-piece bathroom and a functional kitchen featuring sliding doors to a backyard deck, extending your living space outdoors. The separate side entrance leads to a fully updated basement (renovated approx. 5 years ago), complete with a cozy fireplace, a 3-piece bathroom, large cold room, and plenty of additional living or recreation space. Outdoors, enjoy a landscaped, fully fenced backyard ideal for gardening, relaxing, or entertaining guests. Parking is a breeze with a 1.5 detached garage and a 3-car driveway. This home combines charm and functionality with modern updates, offering comfort and convenience in every corner. (id:6289)

Built in 1959

Essential Information

Listing # 40782103

Price \$710,000



Bedrooms	3
Bathrooms	2.00
Square Footage	2,111
Acres	0.00
Year Built	1959
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	116 Boniface Avenue
Subdivision	327 - Fairview/Kingsdale
City	Kitchener
Province	Ontario
Postal Code	N2C1L9

Amenities

Amenities	Golf Nearby, Hospital, Park, Place of Worship, Playground, Public Transit, Schools, Shopping
Parking Spaces	4
Parking	Detached Garage
# of Garages	1

Interior

Interior Features	Ceiling fans
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove, Water softener, Washer, Garage door opener
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Brick, Stone
Exterior Features	Landscaped
Foundation	Poured Concrete

Listing Details

Listing Office Royal LePage Wolle Realty



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