

\$2,795 - 39 Mill Street, Kitchener

MLS® #40782126

\$2,795

2 Bedroom, 2.00 Bathroom, 1,174 sqft

Single Family on 0.00 Acres

311 - Downtown/Rockway/S. Ward, Kitchener, Ontario

LIVE VIVIDLY AT VIVA – THE BRIGHTEST ADDITION TO DOWNTOWN KITCHENER. Welcome to Viva, a vibrant new community on Mill Street near downtown Kitchener, where life effortlessly blends nature, neighbourhood, and nightlife. Step outside your door and onto the Iron Horse Trail – walk, run, or bike with seamless connections to parks, open green spaces, on and off-road cycling routes, the iON LRT system, and downtown Kitchener. Victoria Park is just steps away, offering scenic surroundings, play and exercise equipment, a splash pad, and winter skating. Nestled in a professionally landscaped setting, these modern stacked townhomes showcase stylish finishes and contemporary layouts. This Hibiscus interior model features an open-concept main floor, perfect for entertaining, with a kitchen that includes a breakfast bar, quartz countertops, stainless steel appliances, and luxury vinyl plank and ceramic flooring throughout. Offering 1,174 sq. ft. of bright, thoughtfully designed living space, the home includes 2 bedrooms, 1.5 bathrooms, and a covered porch – ideal for relaxed living in the heart of Kitchener. Enjoy a lifestyle that strikes the perfect balance – grab your morning latte Uptown, run errands with ease, or unwind with yoga in the park. At Viva, you™ll thrive in a location that™s close to everything, while surrounded by the calm of a mature neighbourhood. Heat, hydro, water, and hot water heater are to be paid by



the tenant(s). Good credit is required, and a full application must be submitted. AVAILABLE November 5th. Please note the interior images are from the model unit - this is an interior unit. (id:6289)

Built in 2025

Essential Information

Listing #	40782126
Price	\$2,795
Bedrooms	2
Bathrooms	2.00
Half Baths	1
Square Footage	1,174
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Condominium
Style	3 Level

Community Information

Address	39 Mill Street
Subdivision	311 - Downtown/Rockway/S. Ward
City	Kitchener
Province	Ontario
Postal Code	N2G0G6

Amenities

Amenities	Park, Public Transit, Shopping
Features	Paved driveway
Parking Spaces	2
Parking	Attached Garage
# of Garages	1

Interior

Appliances	Dishwasher, Dryer, Refrigerator, Stove, Washer, Microwave Built-in
Heating	Electric Heat Pump
Cooling	Ductless

of Stories 3

Exterior

Exterior Brick, Other
Foundation Poured Concrete

Listing Details

Listing Office RE/MAX TWIN CITY FAISAL SUSIWALA REALTY



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