

# \$740,289 - 263 Bartley Bull Parkway, Brampton (brampton East)

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MLS® #W12319624

**\$740,289**

2 Bedroom, 1.00 Bathroom,  
Single Family on 0.00 Acres

Brampton East, Brampton (brampton East),  
Ontario

Welcome to 263 Bartley Bull Parkway A rare opportunity to live in a detached bungalow in a quiet, established neighbourhood This charming 2-bedroom, 1-bathroom bungalow sits in the heart of Peel Village, one of Brampton's most sought-after family neighbourhoods. Whether you're a first-time buyer, retiree, or investor, this is your opportunity to own a detached home with tons of potential and all the essentials already in place. Step onto the covered front porch and into a warm, light-filled main floor layout featuring a cozy living room, dining area, and kitchen with direct walkout to a private, fenced backyard. Enjoy summer evenings on the composite deck, surrounded by lush perennials and mature trees. Two garden sheds, including one with power, offer bonus storage. The home offers practical separation between living and sleeping areas with a pocket door, leading to two bedrooms and a full washroom. Downstairs, the spacious basement is a blank canvas ready to be transformed to suit your needs, featuring a versatile room ideal for a guest space, home office, or hobby area, along with a large laundry room, ample storage, and a 120-amp electrical panel. Notable Updates: Furnace (2019), A/C (2019), Roof & Eaves (2019), Windows (2019), Water Heater (2023) Garage Door (2021) Driveway



(2024),Fresh Paint (2025). Walking distance to parks, schools, shopping, transit, and just minutes to major highways. (id:6289)

Essential Information

|           |               |
|-----------|---------------|
| Listing # | W12319624     |
| Price     | \$740,289     |
| Bedrooms  | 2             |
| Bathrooms | 1.00          |
| Acres     | 0.00          |
| Type      | Single Family |
| Sub-Type  | Freehold      |
| Style     | Bungalow      |

Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 263 Bartley Bull Parkway |
| Subdivision | Brampton East            |
| City        | Brampton (brampton East) |
| Province    | Ontario                  |
| Postal Code | L6W2L2                   |

Amenities

|                |                                                 |
|----------------|-------------------------------------------------|
| Amenities      | Park, Place of Worship, Public Transit, Schools |
| Parking Spaces | 5                                               |
| Parking        | Attached Garage, Garage                         |
| # of Garages   | 2                                               |

Interior

|              |                                                                  |
|--------------|------------------------------------------------------------------|
| Appliances   | Dishwasher, Dryer, Stove, Washer, Window Coverings, Refrigerator |
| Heating      | Natural gas Forced air                                           |
| Cooling      | Central air conditioning                                         |
| # of Stories | 1                                                                |
| Has Basement | Yes                                                              |
| Basement     | Separate entrance                                                |

Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior          | Brick, Vinyl siding |
| Exterior Features | Landscaped          |

|                 |                 |
|-----------------|-----------------|
| Lot Description | 47.7 x 115.1 FT |
| Foundation      | Concrete        |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX REALTY SERVICES INC. |
|----------------|-----------------------------|



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