

\$639,000 - 191 Ash Street, Port Colborne (sugarloaf)

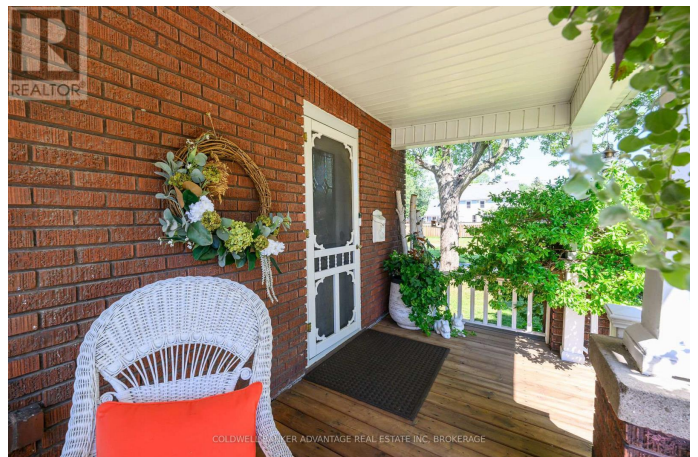
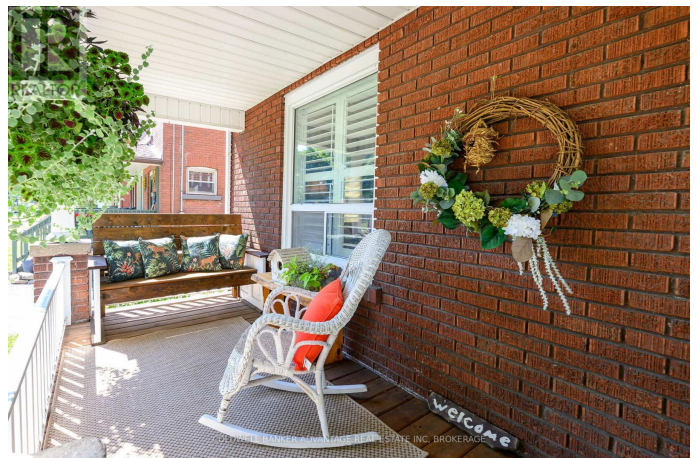
MLS® #X12314252

\$639,000

3 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

878 - Sugarloaf, Port Colborne (sugarloaf),
Ontario

EXTENSIVELY RENOVATED 3-BEDROOM HOME WITH DETACHED GARAGE Must See! This stunning 2-storey home features 3 bedrooms, 2 full bathrooms, plus an awesome double detached garage with hydro and tons of storage. Brand new boiler system (2024) Complete electrical and plumbing overhaul (2019) Twin head ductless AC system for year-round comfort (2019) Complete engineered hardwood flooring throughout main level (2019) Stunning kitchen renovation, cabinets, appliances, lighting and quartz countertops (2019) Upper bathroom completely renovated (2020) Lower bathroom fully updated (2020) Driveway professionally excavated and paved (2022) Upper chimney completely rebuilt (2022) Front porch updated and rear deck added plus additional side deck (2021) Sunroom exterior rebuilt with cedar shakes and waterproofing Large master bedroom with walk-up attic Two additional bedrooms Full bathroom with modern fixtures Recreational room with recessed lighting 3-piece bathroom Laundry room with quality finishes Oversized wooden deck perfect for summer entertaining Updated front porch for welcoming curb appeal Double detached garage with electrical service. Move-in ready condition. Short walk to the marina for boating and water activities. Close proximity to all downtown amenities with easy access to shopping, dining, and entertainment. Walkable neighbourhood with character and charm. This



turn-key property offers exceptional value with comprehensive renovations completed using quality materials and skilled craftsmanship. Every major system has been thoughtfully updated, ensuring years of worry-free enjoyment. The combination of modern efficiency, classic character, and outstanding location creates a rare opportunity in today's competitive market. Perfect for families seeking a beautifully renovated home with no work required - just move in and enjoy!
(id:6289)

Essential Information

Listing #	X12314252
Price	\$639,000
Bedrooms	3
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	191 Ash Street
Subdivision	878 - Sugarloaf
City	Port Colborne (sugarloaf)
Province	Ontario
Postal Code	L3K2W7

Amenities

Utilities	Cable, Electricity, Sewer
Features	Sump Pump
Parking Spaces	5
Parking	Detached Garage, Garage
# of Garages	2

Interior

Appliances	Range, Water Heater, Water meter, Blinds, Dishwasher, Dryer, Microwave, Oven, Stove, Washer, Refrigerator
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Cooling	Wall unit
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick, Vinyl siding
Lot Description	44.1 x 132.4 FT
Foundation	Block

Listing Details

Listing Office COLDWELL BANKER ADVANTAGE REAL ESTATE INC, BROKERAGE



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