

\$1,050,000 - 735 Niagara Boulevard, Fort Erie (central)

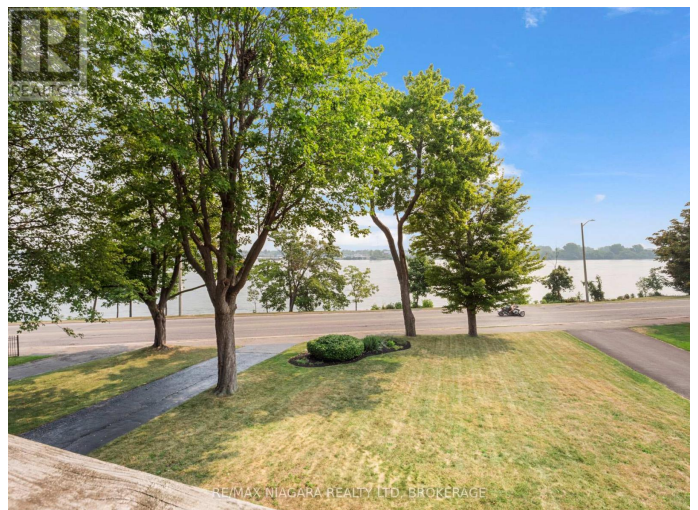
MLS® #X12327210

\$1,050,000

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

332 - Central, Fort Erie (central), Ontario

Waterfront Home with Panoramic Views of the Niagara River. Wake up to breathtaking water views every morning in this stunning home nestled along the Niagara River. With 4 spacious bedrooms, 3 bathrooms, an office on the main floor, & central vac, this property blends comfort with functionality. The main-level living & dining rooms form an open-concept space, both with sliding patio doors leading to expansive decks overlooking the water, ideal for relaxing or entertaining. The family room also opens onto a deck & features a ceiling fan, built-in shelves & cupboards, & an electric fireplace. Plush new carpeting adds warmth to the family room, office, & stairway. Upstairs, 2 bedrooms offer their own decks via sliding patio doors, creating private retreats with stunning views. All bedrooms feature built-in shelving for charm & storage. The master includes an ensuite bathroom for added privacy, & each bathroom has heat lamps for cozy comfort. New blinds in several rooms & a new window a/c unit add fresh style & functionality. The well-equipped kitchen includes all appliances & opens to both the main deck & a side patio, perfect for morning coffee or outdoor dining. A convenient main floor laundry adds everyday ease. Highlights include a 2-car garage with hydro, a 2-car carport, & a barn with electricity, a metal roof, & 2 full floors, ideal for a workshop or extra storage. The large lot is beautifully landscaped, offering a serene outdoor oasis. A skylight over the staircase



brings in natural light, enhancing charm.
Connected to municipal water & sewer
services, this home is close to shopping,
schools, & the scenic Friendship Trail, perfect
for peaceful walks & bike rides. (id:6289)

Essential Information

Listing #	X12327210
Price	\$1,050,000
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	735 Niagara Boulevard
Subdivision	332 - Central
City	Fort Erie (central)
Province	Ontario
Postal Code	L2A3J2

Amenities

Amenities	Fireplace(s)
Features	Lighting
Parking Spaces	8
Parking	Attached Garage, Garage
# of Garages	2
View	View of water, River view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Central Vacuum, Dishwasher, Dryer, Microwave, Stove, Washer, Refrigerator
Heating	Natural gas Radiant heat
Cooling	Window air conditioner
Fireplace	Yes

# of Fireplaces	1
# of Stories	2

Exterior

Exterior	Wood
Exterior Features	Landscaped
Lot Description	75 x 314.9 FT
Foundation	Unknown

Listing Details

Listing Office	RE/MAX NIAGARA REALTY LTD, BROKERAGE
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