

# \$629,000 - 1198 4th Avenue W, Owen Sound

MLS® #X12393648

**\$629,000**

4 Bedroom, 3.00 Bathroom,  
Single Family on 0.00 Acres

Owen Sound, Owen Sound, Ontario

Welcome to this 4 bed 3 bath 2.5-storey century home with attached garage, offering 2,616 square feet of beautifully updated living space while preserving its timeless character. Set on a corner lot in a desirable, family-friendly neighbourhood, this home combines classic charm with modern convenience. The inviting front porch sets the tone, leading into a warm and welcoming open concept main floor. The kitchen features an island with granite countertops, a large pantry, and engineered hardwood floors, opening to a dining area that flows seamlessly into the spacious living room. Here, soaring high ceilings, a cozy gas fireplace, hardwood flooring, and custom crown molding create an elegant space for both everyday living and entertaining. A convenient 2-pc bathroom completes the main level. Upstairs, the primary bedroom is generously sized with a good closet, accompanied by two additional bedrooms, a full 4-pc bathroom, and a well-placed laundry area. The finished attic offers versatility with a fourth bedroom or recreation room, along with its own 3-pc bathroom and dedicated heat pump and A/C. The unfinished basement provides ample storage and workshop space. Outdoors, a flagstone patio, mature trees, and a storage shed add to the property's appeal. The single attached garage with a concrete driveway enhances both functionality and convenience. Additional features include a fibreglass roof (2018), forced-air natural gas furnace with



central air, and ceiling fans in all bedrooms.  
With its private side entrance, thoughtful renovations, and unbeatable location within walking distance to Kelso Beach and the harbour, this century home is the perfect blend of comfort, character, and lifestyle. (id:6289)

Essential Information

|            |               |
|------------|---------------|
| Listing #  | X12393648     |
| Price      | \$629,000     |
| Bedrooms   | 4             |
| Bathrooms  | 3.00          |
| Half Baths | 1             |
| Acres      | 0.00          |
| Type       | Single Family |
| Sub-Type   | Freehold      |

Community Information

|             |                   |
|-------------|-------------------|
| Address     | 1198 4th Avenue W |
| Subdivision | Owen Sound        |
| City        | Owen Sound        |
| Province    | Ontario           |
| Postal Code | N4K4W5            |

Amenities

|                |                                                         |
|----------------|---------------------------------------------------------|
| Amenities      | Public Transit, Place of Worship, Schools, Fireplace(s) |
| Utilities      | Cable, Electricity, Sewer                               |
| Features       | Flat site, Paved yard, Sump Pump                        |
| Parking Spaces | 3                                                       |
| Parking        | Attached Garage, Garage                                 |
| # of Garages   | 2                                                       |

Interior

|            |                                                                                                                         |
|------------|-------------------------------------------------------------------------------------------------------------------------|
| Appliances | Garage door opener remote(s), Water Heater, Dishwasher, Dryer, Microwave, Stove, Washer, Window Coverings, Refrigerator |
| Heating    | Natural gas Forced air                                                                                                  |
| Cooling    | Central air conditioning                                                                                                |
| Fireplace  | Yes                                                                                                                     |

# of Stories                3

## Exterior

Exterior                    Brick  
Exterior Features        Landscaped  
Lot Description          45 x 132 FT|under 1/2 acre  
Foundation                Stone

## Listing Details

Listing Office             Royal LePage RCR Realty



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