

\$549,000 - 17 - 601 Conklin Road, Brantford

MLS® #X12409738

\$549,000

3 Bedroom, 2.00 Bathroom,
Single Family

N/A, Brantford, Ontario

PRICED TO SELL! A Tranquil Townhome Bungalow Backing Onto Greenspace. This lovingly maintained 2+1 bedroom townhome with a den offers effortless, low-maintenance living in a desirable, well-managed condo community. Set among beautifully landscaped grounds, this home invites you to relax and unwind without the hassle of outdoor upkeep. Step inside to a bright, open-concept main floor featuring hardwood floors and California shutters throughout. The open living room leads to a private deck through sliding glass doors - complete with a remote-controlled awning - overlooking a peaceful greenbelt and mature trees. Its the perfect setting for your morning coffee or an evening glass of wine. The stylish kitchen is equipped with stainless steel appliances, including a newer stove and a fridge with built-in ice maker, pot lights with dimmers, a raised breakfast bar with seating, and a handy pantry. Just off the kitchen, the generous dining area easily accommodates a full-size table and hutch for all your entertaining needs. The main floor primary bedroom is impressively sized, with room for a California King bed, two wardrobes, and nightstands. It features dual closets, a ceiling fan, and direct access to a 4-piece semi-ensuite bath. The second bedroom also enjoys great natural light and a full closet. A convenient laundry closet on the main floor, houses a brand-new washer. Downstairs, you'll find a finished basement with an additional bedroom (featuring egress



windows), a gas fireplace, and a private den/office with French doors - ideal for guests or working from home. The 3-piece bathroom includes a glass shower enclosure. Additional highlights include ample basement storage, a water softener, reverse osmosis system, and a recently updated furnace and AC. If you're looking for easy living in a quiet, friendly community close to everything Brantford has to offer, this is the one. (id:6289)

Essential Information

Listing #	X12409738
Price	\$549,000
Bedrooms	3
Bathrooms	2.00
Type	Single Family
Sub-Type	Condominium/Strata
Style	Bungalow

Community Information

Address	17 - 601 Conklin Road
Subdivision	N/A
City	Brantford
Province	Ontario
Postal Code	N3T0C1

Amenities

Amenities	Visitor Parking, Fireplace(s)
Features	In suite Laundry
Parking Spaces	2
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Water Heater, Water softener, Water Treatment, Dishwasher, Dryer, Garage door opener, Microwave, Stove, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air

Cooling	Central air conditioning
Fireplace	Yes
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Brick
Exterior Features	Landscaped, Lawn sprinkler

Listing Details

Listing Office RE/MAX ESCARPMENT REALTY INC.



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