

# **\$749,900 - 2153 Swanfield Street, Kingston (east Gardiners Rd)**

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MLS® #X12441360

**\$749,900**

4 Bedroom, 4.00 Bathroom,  
Single Family on 0.00 Acres

35 - East Gardiners Rd, Kingston (east Gardiners Rd), Ontario

This exceptional two-storey residence offers the perfect balance of modern upgrades and timeless appeal. Built 19 years ago, the home has been meticulously maintained and thoughtfully updated, presenting as if it were brand new. Ideally situated in a mature neighborhood within a developing subdivision, it provides both established charm and convenient access to a wealth of amenities. Starbucks, Cineplex, and a wide variety of shopping and dining options are all within walking distance not to mention the new French school. The main floor features an open-concept design that seamlessly blends functionality and comfort. Highlights include an eat-in kitchen, a formal dining room, a spacious living room, and a welcoming family room enhanced by a gas fireplace. Expansive windows ensure an abundance of natural light throughout. On the upper level, three well-appointed bedrooms include a generous primary suite with a walk-in closet and a fully renovated ensuite. The spa-inspired ensuite showcases a tiled shower with glass doors, an elegant vanity, and ceramic flooring. The main bathroom has also been upgraded with ceramic tile and a modern vanity. The professionally finished lower level extends the living space with a recreation room, a four-piece bathroom, and a sizable fourth bedroom. Additional storage is available in



both the basement and the double-car garage. Outdoors, a private backyard retreat offers a large deck and room to run, creating the perfect setting for relaxation or entertaining. Recent updates further enhance peace of mind: roof replacement (2020), kitchen renovation and new hardwood flooring (2021), and updated main floor tile (2025). This property presents a rare opportunity to acquire a move-in-ready home in a highly desirable location. (id:6289)

**Essential Information**

Listing #	X12441360
Price	\$749,900
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

**Community Information**

Address	2153 Swanfield Street
Subdivision	35 - East Gardiners Rd
City	Kingston (east Gardiners Rd)
Province	Ontario
Postal Code	K7M0A9

**Amenities**

Amenities	Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Cul-de-sac, Irregular lot size, Carpet Free
Parking Spaces	6
Parking	Attached Garage, Garage
# of Garages	2

**Interior**

Appliances	Blinds, Dishwasher, Dryer, Garage door opener, Water Heater,
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Microwave, Stove, Washer, Refrigerator

Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

## Exterior

Exterior	Brick, Vinyl siding
Exterior Features	Landscaped
Lot Description	27.7 x 120.9 FT
Foundation	Poured Concrete

## Listing Details

Listing Office ROYAL LEPAGE PROALLIANCE REALTY, BROKERAGE



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