

\$799,900 - 115 Yellow Birch Drive, Kitchener

MLS® #X12475071

\$799,900

4 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

N/A, Kitchener, Ontario

Looking for the perfect home to grow into? This stunning backsplit is bursting with space and upgrades, ready to accommodate your evolving family lifestyle! The spacious main floor features a warm living room, a bright dining area, and a gigantic kitchen with tons of cabinet and counter space-perfect for family meals and entertaining guests. Step outside through patio doors onto a huge deck overlooking a fully fenced yard-ideal for kids' playtime and summer barbecues! Upstairs, retreat to your primary bedroom with a walk-in closet and easy access to a stylish 4-piece bathroom. Two more bedrooms offer plenty of space for kids, sleepovers, or a home office. The lower level is a family haven with a cozy gas fireplace, a large 4th bedroom, and a sleek 3-piece bathroom-perfect for movie nights and relaxing weekends. The basement is an entertainer's dream with a big rec room, wet bar, and room for all your hobbies and storage needs. Updates include a lifetime aluminum shake roof, new windows (2011), attic re-insulation (2022), fence (2023), and bathroom renovations (2024 and 2025). Plus, new carpet, stair railing, and a dishwasher (2024) keep everything fresh and modern. Located steps from beautiful Forest Heights Trail, nearby parks, and Driftwood Public School, with easy access to HWY 8 just minutes away, this home is a fantastic opportunity for your growing family to thrive and create lasting memories! (id:6289)



Essential Information

Listing #	X12475071
Price	\$799,900
Bedrooms	4
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	115 Yellow Birch Drive
Subdivision	N/A
City	Kitchener
Province	Ontario
Postal Code	N2N2N3

Amenities

Amenities	Place of Worship, Park, Public Transit, Schools, Hospital, Fireplace(s)
Features	Sump Pump
Parking Spaces	5
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Water softener, Central Vacuum, Dishwasher, Dryer, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
Has Basement	Yes

Exterior

Exterior	Brick
Lot Description	50.1 x 115 FT under 1/2 acre
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX TWIN CITY REALTY INC.
----------------	------------------------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 23rd, 2025 at 11:16am PDT