

\$859,900 - 39 Rosemount Avenue, Port Colborne (sugarloaf)

MLS® #X12487904

\$859,900

4 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

878 - Sugarloaf, Port Colborne (sugarloaf),
Ontario

This house is AMAZING!! Make your appointment today to view this immaculate home near the promenade and inviting shores of Lake Erie. There is not a thing to do in this 3+1 bedroom side-split around the corner from historic Tennessee. Enjoy family gatherings in the amazing updated kitchen with all the bells and whistles including stunning granite island and countertops, garburator, pot filler and newer appliances. Spill over to the dining room where everyone can sit at the same table and even catch a glimpse of Lake Erie. Want to relax in the living area...send the kids to the lower level where they can be cozy in front of the gas fireplace and watch some sports or play some games. The fourth bedroom and 2nd bath is at this level and lots of room for storage. One of your favourite places to read will be your private, fenced rear yard or maybe you prefer an afternoon margarita at your very own tiki bar. Attached garage with interior access provides security all year long. Updates include washer, dryer(2025), stove, garburator (2020),refrigerator, built-in dishwasher(2019), vinyl windows, gas fireplace, pergola and more! (id:6289)



Essential Information

Listing # X12487904

Price	\$859,900
Bedrooms	4
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Raised bungalow

Community Information

Address	39 Rosemount Avenue
Subdivision	878 - Sugarloaf
City	Port Colborne (sugarloaf)
Province	Ontario
Postal Code	L3K5P8

Amenities

Amenities	Beach, Golf Nearby, Park, Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Level, Carpet Free, Sump Pump
Parking Spaces	4
Parking	Attached Garage, Garage
# of Garages	2

Interior

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

Exterior

Exterior	Brick, Vinyl siding
Exterior Features	Landscaped
Lot Description	50.1 x 150.4 FT under 1/2 acre
Foundation	Block

Listing Details

Listing Office RE/MAX NIAGARA REALTY LTD, BROKERAGE



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