

CLIENT VIEW



List Price	\$349,000	MLS #	SM240634
Status	FOR SALE	Type	Detached
		SubType	Residential
Address	177 Axmith AVE		
City	Elliot Lake	P5A 1B9	
District	East	Zoning	Residential
Sub District	Elliot Lake	Lot Size	50 x 100
Assessment \$	73,000.00	Acreage	
Annual Taxes \$	\$1,693.51	Fronting On	South
		Land Type	Deeded Land
Possession			
Closing Date			

Public Remarks Look no further! This beautiful 4 level backsplit home has seen a number of improvements over the years and showcases an abundance of parking, private fenced yard and a large workshop! Main floor radiates with natural light and offers a spacious dining room and a stunning kitchen with stainless steel appliances and granite countertops. Upper level boasts 2 bedrooms plus a bonus room (office/playroom), as well a lovely bathroom with a jet tub. As you venture down to the lower level, you will find the laundry/utility room and a bright and inviting family room with patio doors leading to the back deck. Fully finished basement is an ideal games room/craft room and comes complete with a cozy electric fireplace and a 2 piece bath. Additional features of this home include: gas forced air heating (2017), newer windows, doors, siding and metal roof (all 2019). Enjoy your summer days outside in the tranquil backyard oasis, ideal for entertaining or relaxing. This gem is nestled in the heart of a great family-friendly neighborhood and is within close proximity to parks, schools and recreational trails. Don't miss out and call today!

Roll # **574100001311400**
PIN **316310836**

Waterfront Y/N	No	Waterfront Name	
Sign Y/N	Yes	Lockbox Y/N	No
Local Imprv	No	Imprv Cost \$	
Survey Y/N		Survey Date	
Approx SqFt	1001-1200	SPIS Y/N	
# Bdrms AG	2	# Bdrms BG	0
TTL	2		
# Full Baths	1	# Half Baths	1
TTL	2		
Age		Age (Building)	26+
Hydro Costs \$ / Per Heat Cost \$ / per Condo/Lot Fee \$/Mo			
\$190.00		\$113.00	
Rental Equip	HWT Gas Rental		
		STYLE	Back Split
		SERVICES AVAILABLE	Cable, Garbage Pickup, High Speed Internet, Hydro
		WATER/WELL	Municipal Water
		SEWER/SEPTIC	Sewer
		BASEMENT 1	Full Basement
		EXTERIOR FINISH	Siding
		FEATURES INTERIOR	Built-in Dishwasher, Hot Tub, Rec Room, Jetted Tub
		FEATURES EXTERIOR	Deck, Fenced Yard, Hot Tub, Storage Shed
		HEATING TYPE	Forced Air
		HEATING SOURCE	Natural Gas
		DRIVEWAY SIZE	Double
		DRIVEWAY DETAILS	Interlocking Brick, Gravel

Chattel Included **SS Fridge, SS Stove, SS Dishwasher, Washer & Dryer, Hot Tub, Gazebo, Shed**

Fixtures Excluded **None**

LEVEL	ROOM	SIZE	FLOOR
MFLR	KITCH	8.89 x 10.57	
MFLR	DINRM	12.68 x 14.26	
SUB	RECRM	11.05 x 18.97	
SUB	LAUND	6 x 14.73	
BLVL	FAMRM	24.07 x 8.77	
BLVL	BATH1	5.96 x 4.78	2-Pc
2LVL	PBDRM	10.36 x 11.06	
2LVL	BATH2	8.34 x 4.97	4-PC

LEVEL	ROOM	SIZE	FLOORING
2LVL	BDRM2	12.28 x 9.31	
2LVL	BONUS	9.71 x 9.52	

List Office **Oak Realty Ltd. - OFFC: 705-848-9000**

Selling Office

Sold Price

Firm Date

Compliments of: **Megan Admin_Woods - OFFC: 705-848-9000**

BROKERAGE STAFF

E-mail: **admin@oakrealty.ca**

Company Name: **Oak Realty Ltd. - OFFC: 705-848-9000**