

**1231 Newell Street**  
**Milton, ON L9T 6C2**

RES/Freehold/Sale

Price :

**\$769,000**



MLS@# : **30719719** Status: **Active**  
 Region: **Halton** DOM:  
 Municipality: **2 - Milton**  
 Neighbourhood: **1029 - DE Dempsey**  
 Bldg Type/Style: **Detached/2 Storey**  
 Age/Yr Built: **16-30 Years** Basement: **Yes**  
 Legal Desc: **LOT 40, PLAN 20M848**  
 Sq.Ft/Source: **1,999/Floor plan(s)** Tot Bdrms: **3 (3+0)**  
 Sq Ft Range: **1501 to 2000** Bathrooms: **2.1**  
 Acres/Range: **< 0.5** Lot Front: **35.99 Ft**  
 Taxes/Year: **\$3,521/2018** Lot Depth: **85.30 Ft**  
 Irregularities: Lot Shape: **Rectangular**  
 Heat: **Gas/Forced Air**  
 Water: **Municipal/** Sewer: **Sewer (Municipal)**  
 Brokerage: **Royal LePage Meadowtowne Realty Inc., Brokerage**  
 CrossSt/Dir: **main Street > Maple > Newell**

**Property Details**

Exterior: <b>Vinyl Siding</b>	Heat Source: <b>Gas</b>	Air Cond Type: <b>Central Air</b>
Bsmt Size/Fn/Dev: <b>Full/ Fully Finished</b>	Heat Type: <b>Forced Air</b>	Fireplaces: <b>1Natural Gas</b>
Foundation: <b>Poured Concrete</b>	Sewers: <b>Sewer (Municipal)</b>	Waterfront: <b></b>
Roof: <b>Asphalt Shingle/2019</b>	Water: <b>Municipal</b>	Pool: <b>None</b>
Water Meter: <b></b>	Wtr Sup Type: <b></b>	Retire Comm: <b>No</b>
Laundry Access: <b></b>	UFFI: <b></b>	VisitAble: <b></b>
#/Type of Garage: <b>1.0/Attached</b>	Total Parking Spaces: <b>2</b>	Addl Month Fees: <b></b>
#/Driveway/Type: <b>1.0/Private Single Wide/Asphalt</b>	Assigned Spaces: <b></b>	Energy Cert Level: <b></b>
Parking: <b>Asphalt</b>	Soil Type: <b></b>	# of Kitchens: <b>1</b>
Recreational Use: <b>No</b>	Elevator YN: <b></b>	Freehold w/Com Elem Fee: <b>No</b>

Remarks  
**This beautifully maintained detached home with finished basement boasts many features including an eat-in kitchen with walk out to deck and fully fenced backyard. The main floor family room has a gas fireplace. There are 3 spacious bedrooms upstairs plus a walkout to a balcony; the king sized master features walk-in closet & ensuite with separate shower. Fully finished basement with a large laundry room with plenty of storage. \*New roof coming in Spring 2019.**

**Property Features**

Features/Amenities: **Auto Garage Door Remote(s), Central Vacuum /**  
 Area Features: **Arts Centre, Schools**  
 Other Structures: **Fence - Full**  
 Inclusions: **Kitchen Refrigerator, Stove, Microwave, Dishwasher, Washer, Dryer, All ELFs, All Window Coverings, Central Vac, GDO with 2 remotes, BBQ Gas Hook-up, Couch in Basement, Gazebo**  
 Exclusions: **Basement Refrigerator, Basement Freezer**

**Tax and Financial Information**

Roll# : <b>240909010031586</b>	Assessment: <b>\$567,000/2016</b>	Survey: <b>Available 2003</b>
Pin# : <b></b>	Taxes: <b>\$3,521/2018</b>	Private Entrance: <b></b>
Legal Desc: <b>LOT 40, PLAN 20M848</b>	Fronting On: <b></b>	HST Applicable: <b>No</b>
Location: <b>Urban</b>		

**Rooms Information**

Room	Level	Dimens Imperial	Features	Room	Level	Dimens Imperial	Features
Eat in Kitchen	M	17' 6" X 10' 10"	Walkout to Balcony/Deck	Family Room	M	16' 5" X 12' 1"	Fireplace
Living Room	M	11' 11" X 11' 8"	Hardwood floor	Dining Room	M	11' 8" X 10' 11"	Hardwood floor
Bathroom	M		2-Piece	Master Bedroom	2	16' 5" X 12' 3"	Walk-in Closets - Mu
Bedroom	2	14' 0" X 10' 10"	Hardwood floor	Bedroom	2	12' 1" X 11' 8"	Hardwood floor
Bathroom	2		4-Piece	Bathroom	2		4-Piece
Recreation Room	LL	26' 6" X 13' 4"		Laundry Room	LL	12' 7" X 10' 3"	
Utility	LL	10' 0" X 6' 8"					

**Listing Information**

Commence Date: <b>03/18/2019</b>	Deposit: <b>20000</b>	Buy Option: <b></b>
Sign: <b>Yes</b>	Lockbox: <b>Yes</b>	Possess. Dt: <b></b>
References: <b></b>	Application Required: <b></b>	Employment Letter: <b></b>
		SPIS: <b>No/No</b>
		Possession: <b>60 - 89 Days</b>

Prepared By: **Jodie Near, Salesperson**  
 Royal LePage Meadowtowne Realty Inc., Brokerage

Client Full One Page Report

Date Printed: **03/18/2019**