

**139 RYKERT Street** RES/Freehold/Sale  
**St. Catharines, ON L2S 2B5**

Price: **\$365,000**

**NEW**



MLS®#: **30691726** Status: **Active**  
 Region: **Niagara** DOM:  
 Municipality: **4 - St. Catharines**  
 Neighbourhood: **454 - Rykert / Vansickle**  
 Bldg Type/Style: **Detached/Bungalow**  
 Age/Yr Built: **16-30 Years** Basement: **Yes**  
 Legal Desc: **LOT 3, PLAN 30M-147**  
 Sq.Ft/Source: **1,000/Other** Tot Bdrms: **4 (3+1)**  
 Sq Ft Range: **501 to 1000** Bathrooms: **2.0**  
 Acres/Range: **< 0.5** Lot Front: **42.73 Feet**  
 Taxes/Year: **\$3,116/2017** Lot Depth: **114.05 Feet**  
 Irregularities: Lot Shape: **Irregular**  
 Heat: **Gas/Forced Air**  
 Water: **Municipal/** Sewer: **Sewer (Municipal)**  
 Brokerage: **RE/MAX GARDEN CITY REALTY INC, BROKERAGE**  
 CrossSt/Dir: **Near: LOUTH/VANSICKLE**

**Property Details**

Exterior: **Aluminum Siding, Metal/Steel Siding, Vinyl Siding, Other** Heat Source: **Gas** Air Cond Type: **Central Air**  
 Bsmt Size/Fn/Dev: **Full/Fully Finished** Heat Type: **Forced Air** Air Condition: **Yes**  
 Foundation: **Poured Concrete** Sewers: **Sewer (Municipal)** Fireplaces:  
 Roof: **Asphalt Shingle/** Water: **Municipal** Waterfront:  
 Water Meter:  
 Laundry Access: Wtr Sup Type: **No** Pool: **None**  
 #/Type of Garage: **0.0/None** Total Parking Spaces: **4** Retire Comm:  
 #/Driveway/Type: **4.0/Private Double Wide/Asphalt** Assigned Spaces: VisitAble:  
 Parking: **Asphalt** Soil Type: Addl Month Fees:  
 Recreational Use: Elevator YN: Energy Cert Level:  
 Remarks: Freehold w/Com Elem Fee: **No**

**THE HOME: You won't find a better location in this city! This 1000 sq.ft. bungalow has had pride in ownership and has been meticulously cared for. It features a traditional layout with the main floor having 3 bedrooms, 4pc bath, and large living room with huge windows to let in the natural light in. Gather in the eat in kitchen/dining room for family conversation. Plenty of cabinets and counters. The basement is fully finished with an awesome large Rec-Rm, laundry, 3 pc bathroom and 4th bedroom/office. LIFESTYLE: Enjoy access off dining room to the backyard which is an oasis with large old trees and beautiful gardens year around. Private & mature. To all things convenient in the 4th Ave area. You are in one of the most desirable neighborhoods in the city with the best schools. Welcome to your new home.**

**Property Features**

Features/Amenities:

**Tax and Financial Information**

Roll#: **2629020034459040000** Assessment: **\$221,000/2016** Survey: **None**  
 Pin#: Taxes: **\$3,116/2017** Private Entrance:  
 Legal Desc: **LOT 3, PLAN 30M-147**  
 Location: **Urban** Fronting On: **North** HST Applicable: **Included**

**Rooms Information**

Room	Level	Dimens Imperial	Features	Room	Level	Dimens Imperial	Features
Kitchen	M	8' 2" X 9' 4"		Living Room	M	15' 2" X 12' 10"	
Dining Room	M	15' 0" X 11' 4"		Master Bedroom	M	13' 4" X 14' 10"	
Bedroom	M	10' 1" X 11' 3"		Bedroom	M	10' 1" X 11' 4"	
Bathroom	M		4-Piece	Bedroom	B	11' 6" X 11' 5"	
Bathroom	B		3-Piece	Recreation Room	B	23' 8" X 24' 1"	
Storage Room	B	11' 3" X 12' 4"		Laundry Room	B	11' 5" X 9' 10"	
Cold Room	B	10' 1" X 4' 4"					

**Listing Information**

Commence Date: **10/19/2018** Deposit: **5000.00** Buy Option:  
 Sign: Lockbox: Possess. Dt:  
 References: Application Required: Employment Letter: Possession: **No/No Flexible**

**Prepared By: KARL VANDERKUIP, Salesperson**  
**RE/MAX GARDEN CITY REALTY INC, BROKERAGE**

**Client Full One Page Report**

**Date Printed: 10/19/2018**

Copyright ORTIS 2018. All rights reserved. Information is from sources deemed reliable, but not guaranteed. Unauthorized distribution, reproduction, or sale of this data is prohibited.

**Search Criteria**

This search was narrowed to a specific set of Listings.  
 Property Type is 'Residential'  
 Selected 1 of 1 result.

