

21 SANDOWN Street, St. Catharines, Ontario L2N 1X9

Listing

Client Full
Active / Residential

[21 SANDOWN St St. Catharines](#)

MLS®#: 40016083

Price: **\$409,900**

Niagara/4 - St. Catharines/444 - Fairview Mall



Bungalow/House

	Beds	Baths	Kitch
Basement		1	
Main	3	1	1

Beds: **3 (3 + 0)**
Baths: **2 (2 + 0)**
SF Total: **1,047/Other**
SF Range: **1001 to 1500**
Abv Grade Fin SF: **1,047.00/Other**
Common Interest: **Freehold/None**
Tax Amt/Yr: **\$2,363/2020**

Remarks/Directions

Public Rmks: **The Home: This 3 bedroom bungalow is absolutely beautiful and overflowing with love. Upon walking in, you will immediately gravitate to the kitchen. This 2019 renovation is stylish and trendy. The peninsula features built-in cabinetry and hand-finished solid maple countertop. Another great feature is the classic bathroom, newly renovated in 2020. Up early? Grab a coffee and step out into the bright and cheery sunroom. In the evening this space is perfect to enjoy some candles and intimate conversation. Head outside to the oversized deck where family and friends have shared many laughs and countless Sunday afternoons. The basement is high, dry, and finished, and includes a second 3-pc bathroom. The spacious rec room is a great place to watch a movie or play some foosball. This is your home. And you can feel it!!**

Directions: **Carlton St**

Common Elements

Exterior

Construct. Material: **Aluminum Siding, Metal/Steel Siding, Vinyl Siding**
Shingles Replaced:
Year/Desc/Source: **1943//Other**
Pool Features: **None**
Parking Features: **Asphalt Driveway**
Parking Spaces:
Garage Sp/Desc:
Water Source: **Municipal**
Lot Size:
Lot Front: **40.00**
Area Influences: **Park, Shopping Nearby**

Foundation: **Concrete Block**
Driveway Spaces: **2**
Water Tmnt:
Acres Range: **< 0.5**
Lot Depth: **100.00**

Roof: **Asphalt Shingle**
Prop Attached: **Detached**
Apx Age: **51-99 Years**
Carport Sp:
Sewer: **Sewer (Municipal)**
Acres Rent:

Interior

Interior Feat: **None**
Basement: **Full Basement, Fully Finished**
Cooling: **Central Air**
Heating: **Forced Air**
Under Contract: **Hot Water Heater**
Inclusions: **None**
Exclusions: **.**

Contract Cost/Mo:

Brokerage Information

List Brokerage: [RE/MAX GARDEN CITY UPHOUSE REALTY](#) 
Source Board: **Niagara**

Prepared By: KARL VANDERKUIP, Broker of Record

Date Prepared: 09/03/2020

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