

**1723 Ostrea Lake Rd.**



**File# 252**

## ***Large family home with In-Law Suite***

***\$199,900.00 CAD***

Don't judge a book by it's cover! A lot of interior work has been completed in this 5 bedroom, 4 bath home once known as a dance hall in it's day. Plenty of square footage and open concept space, includes a full suite below ideal for extended family. Upper level features 3 bedrooms, including master ensuite and two additional bathrooms with laundry. An open concept floor plan with hardwood floors throughout. All vinyl windows, patio door to deck off the living room and another balcony off of one of the bedrooms. Downstairs features 2 bedrooms, large open concept kitchen living space, full bath and two walk outs to front and side yard. The downstairs is dry and warm with walls spray foam insulated. If you are handy, there is still some drywall work needed downstairs in ceilings, tub needs installing, and exterior could use a coat of paint. Quiet rural area close to amenities includes large 22 x 16 shed. HW tank 3yrs, pressure tank 6 months, jet pump 1 yr.

### **Listing Agent**

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Interested parties are encouraged to seek independent verification of facts presented herein.

### **Property Highlights**

**Age ±:** 65  
**Lot Size:** 1.7 Acres  
**Dimensions:**  
**Zoning:** MU  
**Assessment:** 180,600  
**Taxes:**  
**Style:** Bungalow - 2 Level  
**Bedrooms:** 4  
**Bathrooms:** 5+  
**Flooring:** Hardwood, Ceramic  
**Heating:** Forced Air, Furnace  
**Water:** Dug Well  
**Sewer:** Septic  
**Parking:**  
**Garage:**