

CLIENT VIEW



List Price	<b>\$269,900</b>	MLS #	<b>SM133376</b>
Status	<b>FOR SALE</b>	Type	<b>Semi-Detached</b>
		SubType	<b>Residential</b>
Address	<b>5 Albert ST</b>		
City	<b>Elliot Lake</b>		<b>P5A 2Y7</b>
District	<b>East</b>	Zoning	<b>Residential</b>
Sub District	<b>Elliot Lake</b>	Lot Size	<b>29.0 x 102.1</b>
Assessment \$	<b>110,000.00</b>	Acreage	
Annual Taxes \$	<b>\$2,360.08</b>	Fronting On	<b>East</b>
		Land Type	<b>Deeded Land</b>
Possession			
Closing Date			

**Public Remarks** Talk about having the best of both worlds - city life and cottage life! This immaculate bungalow showcases walnut hardwood flooring in the living room, dining room, hallway and bedrooms, beautiful crown moulding and high end baseboards. Beautiful custom eat-in kitchen with loads of cupboards and counter space. Spacious master bedroom boasts a large walk-in closet with custom cabinetry. Lower level offers a bonus room, utility room, 3 piece bath, large rec-room with a gas fireplace and a walkout to a patio that overlooks an amazing backyard and Porridge Lake. Gas forced air heating and a gas fireplace keeps this home warm for those cooler winter months. Shingles last replaced in 2012. This home has stunning curb appeal and a beautiful interlocking brick driveway. This well maintained home is located in a great neighborhood and shows true pride of ownership. Call today to book a private viewing of this spectacular home!

**Directions** Esten North: turn right on Albert.

Roll # **574100005606300**  
PIN **316230026**

Waterfront Y/N	<b>No</b>	Waterfront Name	
Sign Y/N	<b>No</b>	Lockbox Y/N	<b>Yes</b>
Local Imprv	<b>No</b>	Imprv Cost \$	
Survey Y/N	<b>No</b>	Survey Date	
Approx SqFt	<b>701-1000</b>	SPIS Y/N	
# Bdrms AG	<b>2</b>	# Bdrms BG	<b>TTL 2</b>
# Full Baths	<b>2</b>	# Half Baths	<b>TTL 2</b>
Age		Age (Building)	<b>26+</b>
Hydro Costs \$ / Per Heat Cost \$ / per Condo/Lot Fee \$/Mo			
Rental Equip	<b>\$139.99/MTH HVAC \$40.00/MTH HWT</b>		
		STYLE	<b>Bungalow</b>
		SERVICES AVAILABLE	<b>Bus Service, Garbage PickUp, High Speed Internet, Hydro, Natural Gas</b>
		WATER/WELL	<b>Municipal Water</b>
		SEWER/SEPTIC	<b>Sewer</b>
		SITE INFLUENCES	<b>Recreational Trails, Scenic View, Wooded Lot</b>
		BASEMENT 1	<b>Full Basement</b>
		FOUNDATION	<b>Poured Concrete</b>
		EXTERIOR FINISH	<b>Brick, Siding</b>
		FEATURES INTERIOR	<b>Built-in Dishwasher, Central Air, Dining Room - Separate, Hardwood Floors, Rec Room, Storage Room</b>
		FEATURES EXTERIOR	<b>Patio, Storage Shed</b>
		HEATING TYPE	<b>Forced Air</b>
		HEATING SOURCE	<b>Natural Gas</b>
		DRIVEWAY SIZE	<b>Single</b>
		DRIVEWAY DETAILS	<b>Interlocking Brick</b>

**Chattel Included** Fridge, stove, dishwasher, microwave, washer, dryer, all light fixtures (see exclusions), Wooden blinds and rods.

**Fixtures Excluded** Curtains, Sheers, Metal Rods (4)

LEVEL	ROOM	SIZE	FLOOR
MFLR	LIVRM	10.10 x 13.3	Hardwood
MFLR	KITCH	18.4 x 8	cork
MFLR	DINRM	10.1 x 9.6	Hardwood
MFLR	FOYER	3.4 x 3.6	Hardwood
MFLR	PBDRM	14.1 x 19.3	Hardwood
MFLR	BDRM1	10.4 x 10.7	Hardwood
MFLR	BATH1	14.1 x 19.3	Linoleum
BLVL	BATH2	5 x 8.5	Linoleum

LEVEL	ROOM	SIZE	FLOORING
BLVL	RECRM	24.1 x 18.0	Hardwood
BLVL	OTH	14.11 x 8.9	Linoleum
BLVL	LAUND	9 x 23.0	Linoleum

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

Selling Office

Sold Price

Firm Date

Compliments of: **Megan Admin\_Woods - OFFC: 705-848-9000**  
E-mail: **admin@oakrealty.ca**  
Company Name: **Oak Realty Ltd. - OFFC: 705-848-9000**

**BROKERAGE STAFF**