

CLIENT VIEW



List Price	<b>\$199,900</b>	MLS #	<b>SM243057</b>
Status	<b>FOR SALE</b>	Type	<b>Detached</b>
		SubType	<b>Residential</b>
Address	<b>282 Mississauga AVE</b>		
City	<b>ELLIOT LAKE</b>		<b>P5A 1E7</b>
District	<b>East</b>	Zoning	<b>RESIDENTIAL</b>
Sub District	<b>Elliot Lake</b>	Lot Size	<b>54.33 x 103.17</b>
Assessment \$	<b>85,000.00</b>	Acreage	
Annual Taxes \$	<b>\$2,144.00</b>	Fronting On	<b>South</b>
		Land Type	<b>Deeded Land</b>
Possession			
Closing Date			

**Public Remarks** Welcome to 282 Mississauga Ave! This charming slab bungalow home with attached carport offers a perfect blend of comfort and modern upgrades, making it an ideal choice for someone looking to downsize. Located within walking distance to the municipal pool. This home has approx. 1100 sq ft of living space featuring 3 bedrooms, 1 full bath and main floor laundry. The home also features a 3 season sunroom fully fenced yard and work shed. Recent renovations enhance its appeal, showcasing updated flooring and fresh carpeting. The stylish kitchen is equipped with contemporary cabinets and large peninsula with newer appliances, including dishwasher, fridge, and stove. The spacious Primary features large sq footage to have a king-sized bed & furniture, ample closet space and walk out to sunroom. Two additional bedrooms are generously sized and perfect for guest space or office. The large bathroom includes tub shower and vanity. Step onto your private deck, ideal for entertaining, all within this fenced-in backyard. This home is heated with electric heat, and complimented by a cozy gas-burning fireplace in the living area, ensuring warmth and comfort throughout the year. Close to all amenities. Call for your

Roll # **57410003808500**  
PIN **316240012**

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		Survey Date	
Approx SqFt	<b>1001-1200</b>	SPIS Y/N	
# Bdrms AG	<b>3</b>	# Bdrms BG	<b>0</b>
TTL	<b>3</b>		
# Full Baths	<b>1</b>	# Half Baths	<b>0</b>
TTL	<b>1</b>		
Age		Age (Building)	<b>26+</b>
Hydro Costs \$ / Per Heat Cost \$ / per Condo/Lot Fee \$/Mo			
Rental Equip	<b>None</b>	STYLE	<b>Bungalow</b>
		SERVICES AVAILABLE	<b>Bus Service, Cable, Garbage PickUp, High Speed Internet, Hydro, Natural Gas, Street Lights, Telephone</b>
		WATER/WELL	<b>Municipal Water</b>
		SEWER/SEPTIC	<b>Sewer</b>
		BASEMENT 1	<b>None</b>
		EXTERIOR FINISH	<b>Siding</b>
		FEATURES INTERIOR	<b>Built-in Dishwasher, Main Floor Laundry, Sunroom</b>
		FEATURES EXTERIOR	<b>Deck, Fenced Yard, Storage Shed</b>
		HEATING TYPE	<b>Baseboard</b>
		HEATING SOURCE	<b>Electric</b>
		GARAGE TYPE/SIZE	<b>Carport</b>
		DRIVEWAY DETAILS	<b>Asphalt</b>

Chattel Included **FRIDGE, STOVE, MICROWAVE, DISHWASHER, WASHER, DRYER, CHEST FREEZER, TWO TV MOUNTS, GREY PATIO**

Fixtures Excluded **None**

LEVEL	ROOM	SIZE	FLOOR
MFLR	KITCH	12.2 X 9.10	VINYL
MFLR	FOYER	4.10X4.3	VINYL
MFLR	FAMRM	15.3 x12.10	CARPET
MFLR	BATH1	8.8 X 7	VINYL
MFLR	BDRM1	13 X 9.9	CARPET
MFLR	BDRM2	9.7 X 10.11	CARPET
MFLR	BDRM3	9.8 X 8	CARPET
MFLR	LAUND	12.11 X 5	VINYL

LEVEL	ROOM	SIZE	FLOORING
MFLR	SUNRM	9.9 X 11.4	CARPET

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

Selling Office

Sold Price

Firm Date

Compliments of: **Megan Admin\_Woods - OFFC: 705-848-9000**

**BROKERAGE STAFF**

E-mail: **admin@oakrealty.ca**

Company Name: **Oak Realty Ltd. - OFFC: 705-848-9000**