

# 27 HURON Street, Welland, Ontario L3B 5J2

Client Full  
**Active / Residential**

[27 HURON St Welland](#)

MLS® #: 40015466  
 Price: **\$249,900**



## Niagara/7 - Welland/772 - Dain City Bungalow/House

	Beds	Baths	Kitch
Main	3	1	1

Beds: **3 ( 3 + 0 )**  
 Baths: **1 ( 1 + 0 )**  
 SF Total: **884/LBO provided**  
 SF Range: **501 to 1000**  
 Abv Grade Fin SF: **884.00/LBO provided**  
 Common Interest: **Freehold/None**  
 Tax Amt/Yr: **\$2,352/2020**

### Remarks/Directions

Public Rmks: **What an amazing opportunity to own a bungalow in Dain City. With 3 main floor bedrooms, an open concept living space, a full basement, and a big backyard, this place can be amazing once again. This place is perfect for anyone who has the talent and skills to renovate this home. Add a new kitchen, bathroom, and make the rooms cool again. With existing hardwood floors throughout the bedrooms and the living space, vinyl windows, and a full basement that needs to be re-sealed and waterproofed...this home, with the right owner has the potential to be awesome. Bring your imagination and your tool box. This place has so much potential for the right buyer. Offer Presentation September 8 @ 3:00pm**

Directions: **Turn left off of Kingsway**  
 Cross St: **Kingsway**

### Common Elements

### Exterior

Construct. Material: <b>Aluminum Siding</b>	Foundation: <b>Block, Poured Concrete</b>	Roof: <b>Fiberglass Shingle</b>
Shingles Replaced:		Prop Attached: <b>Detached</b>
Year/Desc/Source: <b>1945//Public Records</b>		Apx Age: <b>51-99 Years</b>
Parking Features: <b>Asphalt Driveway, Private Double Driveway</b>	Driveway Spaces: <b>4</b>	Carport Sp: <b>Sewer (Municipal)</b>
Parking Spaces:		Sewer:
Garage Sp/Desc: <b>Municipal-Metered</b>	Water Tmnt: <b>&lt; 0.5</b>	Acres Rent: <b>South</b>
Water Source:	Acres Range: <b>125.00</b>	
Lot Size: <b>40.00</b>	Lot Depth: <b>Rectangular</b>	Land Lse Fee:
Lot Front: <b>40.00</b>	Lot Shape: <b>Rectangular</b>	Fronting On: <b>South</b>
Lot Irregularities:		
Area Influences: <b>Park, Place of Worship, Quiet Area</b>		
Topography:		

### Interior

Interior Feat: **Water Heater**  
 Basement: **Full Basement, Unfinished**  
 Cooling: **None**  
 Heating: **Forced Air, Gas**  
 Inclusions: **Gas Stove, Refrigerator**  
 Exclusions: **none**

### Brokerage Information

List Brokerage: [REVEL Realty Inc., Brokerage](#)  
 Source Board: **Niagara**

Prepared By: **DAVE VOGT, REALTOR® Salesperson**

Date Prepared: **09/02/2020**

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\*Information deemed reliable but not guaranteed.\* CoreLogic Matrix

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Room	Level	Dimensions	Dimensions (Convert)	Room Features
Kitchen	Main	14 x 12.5	4.27 M x 3.96 M	
Living Room	Main	12.4 x 19	3.66 M x 5.79 M	
Bedroom	Main	12.3 x 8.6	3.66 M x 2.74 M	

<b>Bedroom</b>	<b>Main</b>	<b>12.3 x 8.6</b>	<b>3.66 M x 2.74 M</b>	
<b>Bedroom</b>	<b>Main</b>	<b>12.3 x 8.6</b>	<b>3.66 M x 2.74 M</b>	
<b>Bathroom</b>	<b>Main</b>			<b>4-Piece</b>

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