

Resale Home at
Pine Meadows

8473 Wellington Road 19, Belwood Ontario N0B 1J0
226 821 1688 or 1.800. 561. 0612

Welcome to this attractive 2 bedroom, 2 bathroom home offering comfortable living spaces and many upgrades. It's curb appeal invites you to want to see more and when you step inside you are glad you did. It has a 1 and ½ car garage with double car wide driveway. The bright kitchen with a bay window and room for a small table leads into the living/dining room which provides ample area for entertaining. The 4-season room offers year-round enjoyment and overlooks a large patio with an electric awning and a private treed backyard for a peaceful retreat. The main bathroom boasts a claw tub and a shower. The primary bedroom has a large ensuite with a shower as well as the new washer and dryer and also a laundry tub. The basement has 3 lovely finished rooms, as well as a workshop and plenty of room for storage,

With the features and amenities of this move-in ready home, it will sell quickly. Don't miss out, call for an appointment to see it soon. [Photos](#) (Right click and open Hyperlink)

Open House Sat May 18th and Sunday May 19th 1-3



67 White Bark Way

Shand "A" with approximately 1400 sq ft

Current Monthly Payments:

Land Lease \$666,25
Maintenance \$575.00
 \$1241.25

2023 Yearly Taxes: \$ 2388.46 (2023)
Heating, hydro and A/C – average \$150/month

List Price\$612,900

Pine Meadows Retirement Community Limited acting as agent for vendor.

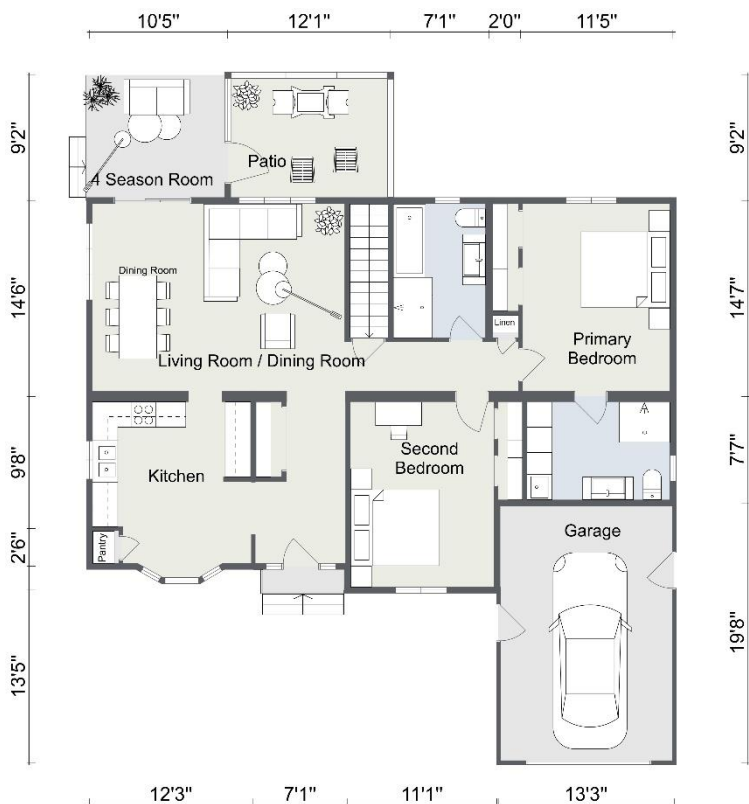
Features of the Home:

Good curb appeal with nice sitting area out front
Sprinkler system outside
Well maintained with many upgrades
New Heat Pump (2023) and hot water heater (2013)
2 bedroom and 2 bathrooms
Main bathroom with shower as well as claw bathtub
Laundry on main floor as part of ensuite
Hardwood floors and vinyl in most living area
4 season Room overlooking patio with new awning
Private, treed backyard with lovely gardens.
1 and 1/2 car garage with double car width driveway
Basement with 3 rooms finished, storage and work area

Included in the Sale of the Home:

Appliances (fridge, washer and dryer, stove, dishwasher)
Window covering except bedroom drapes
Shelving in basement and garage
All light fixtures
Workbench in basement
Electric fireplace (stove)
Water Softener
Central Vac
Leather Sofa in basement

Floor Plan:



Room Sizes:

Kitchen – 12'1" X 12'7"
Living Room – 10' X 14'7"
Dining Room – 9'4" X 14'7"
4 Season Room – 10' X 12'
Primary Bedroom – 11'6" X 14'7"
Bedroom 2 – 11'3" X 14'7"
Garage – 13'9" X 19'8"
Patio – 12' X 14'