

5100 TURNER ST, V6V 2P8

Active



List Price: \$641,000 Previous Price:
Original Price: \$641,000

Complex/Subdiv: HAMILTON

Frontage: Bedrooms: 4 PID: 017-458-056
Depth/Size: Bathrooms: 4 Type: House/Single Family
Lot Area SqFt: 5,228 Full Baths: 4 Approx Yr Blt: 1993
Rear Yard Exp: 0 Half Baths: 0 Age at List Date: 21
Meas Type: Feet If New GST/HST Incl: Taxes: \$2,949 (2013)
Flood Plain: Zoning: RS1

View: N

Serv. Connected: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer

Style of Home: 2 Storey w/Bsmt. Total Parking: 4 Covered Parking: 2
Construction: Frame - Wood Parking Access: Lane
Foundation: Concrete Perimeter Parking Facilities: Garage; Double
Exterior: Stucco
Rainscreen: R/I Plumbing: Dist to Public Trans: Dist to School Bus:
Type of Roof: Wood Possession:
Renovations: Reno Year: Title to Land: Freehold NonStrata
Flooring: Wall/Wall/Mixed Seller's Interest: Court Ordered Sale
Water Supply: City/Municipal Mortgage Info: \$0
Heat/Fuel: Radiant
No. of Fireplaces: 1 R/I Fireplaces: Property Disclosure: N - COURT ORDER
Fireplace Fuel: Gas - Natural Out Buildings:
Outdoor Area: Patio(s) & Deck(s), Sundeck(s)
Pad Rental:
Fixtures Leas: N
Fixt Removed:

Legal: PL LMP908 LT 26 BLK 4N LD 36 SEC 2 RNG 4W

Amenities: None

Site Influences:

Features Incl:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Living Room	18' X 17'			X			X
Main F.	Dining	12'3 X 11'8			X			X
Main F.	Kitchen	17'3 X 14'			X			X
Main F.	Bedroom	12' X 11'8			X			X
Above	Kitchen	12' X 10'			X			X
Above	Family Room	24' X 23'			X			X
Above	Master Bedroom	15'7 X 15'7			X			X
Above	Bedroom	11'7 X 11'6			X			X
Above	Bedroom	12'1 X 11'6			X			X
		X			X			

Floor Area (SqFt):

Main Floor Area SqFt: 1,310
Finished Floor Up SqFt: 1,490
Finished Floor Down: 0
Finished Floor Bsmt SqFt: 0
Total Finished Floor SqFt: 2,800

Unfinished Floor: 0
Grand Total Floor Area: 2,800

Total # Rooms: 9
Kitchens: 2
Finished Levels: 2
Crawl/Bsmt Height:
Basement Area: Full

Suite: None

Bathrooms

1 3 Piece; Ensuite: N; Level: Main F.
2 3 Piece; Ensuite: Y; Level: Above
3 4 Piece; Ensuite: N; Level: Above
4 3 Piece; Ensuite: Y; Level: Above
5
6
7
8

Listing Broker(s): Royal LePage West R.E.S.

Hamilton Area 2700 sq ft home with 3 bedrooms up, 3 bathrooms, kitchen, dining area & family room; Below has kitchen, dining room, family room, 1 bedroom & bathroom. Nice layout.



List Price: \$850,000 Previous Price:
Original Price: \$850,000

Complex/Subdiv:

Frontage: 0.00 ft Bedrooms: 4 PID: 015-647-692
Depth/Size: Bathrooms: 3 Type: House/Single Family
Lot Area SqFt: 5,862 Full Baths: 2 Approx Yr Blt: 1991
Rear Yard Exp: Half Baths: 1 Age at List Date: 23
Meas Type: Feet If New GST/HST Incl: Taxes: \$3,096 (2013)
Flood Plain: No Zoning: RS1/D

View:

Serv. Connected: Electricity, Natural Gas, Sanitary Sewer, Water

Style of Home: 2 Storey	Total Parking: 4	Covered Parking: 2
Construction: Frame - Wood	Parking Access: Front	
Foundation: Concrete Slab	Parking Facilities: Garage; Double	
Exterior: Stucco		
Rainscreen:	R/I Plumbing:	Dist to Public Trans:
Type of Roof: Other		Dist to School Bus:
Renovations:	Reno Year:	Possession:
Flooring:		Title to Land: Freehold NonStrata
Water Supply: City/Municipal		Seller's Interest: Court Ordered Sale
Heat/Fuel: Baseboard		Mortgage Info: \$0
No. of Fireplaces: 1	R/I Fireplaces:	Property Disclosure: Y
Fireplace Fuel: Other		Out Buildings:
Outdoor Area: Fenced Yard		
Pad Rental:		
Fixtures Leas: N		
Fixt Removed: N		

Legal: PL 84283 LT C BLK 5N LD 36 SEC 23 RNG 6W
Amenities: None
Site Influences: Cul-de-Sac
Features Incl:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main F.	Bedroom	13'7 X 12'8			X			X
Main F.	Living Room	15' X 15'			X			X
Main F.	Kitchen	15'6 X 14'3			X			X
Main F.	Dining	15' X 11'			X			X
Main F.	Family Room	14' X 18'2			X			X
Main F.	Laundry	13' X 8'			X			X
Above	Master Bedroom	22' X 14'3			X			X
Above	Bedroom	13' X 12'			X			X
Above	Bedroom	13'7 X 12'8			X			X
Above	Games Room	14'7 X 10'3			X			X

Floor Area (SqFt):

Main Floor Area SqFt: 1,644
Finished Floor Up SqFt: 1,248
Finished Floor Down: 0
Finished Floor Bsmt SqFt: 0
Total Finished Floor SqFt: 2,892

Total # Rooms: 10
Kitchens: 1
Finished Levels: 2
Crawl/Bsmt Height: 4

Bathrooms

1 4 Piece; Ensuite: Y; Level: Above
2 4 Piece; Ensuite: N; Level: Above
3 2 Piece; Ensuite: N; Level: Main F.
4
5
6
7
8

Unfinished Floor: 0

Grand Total Floor Area: 2,892

Suite: None

Listing Broker(s): Magsen Realty Inc.

Court order Sale! 2,892 sq ft 2 storey home located in Bridgeport/Cambie cul de sac. Built in 1991 with renovations completed throughout, double garage and yard.