

17 Salmon River Road Napanee Home For Sale

LOTS OF ROOM TO MOVE

PROPERTY DETAILS



Listing Price: **\$352,500**

Listing Address: 17 Salmon River Road

Address:

Napanee ON K0K
2W0

Bedrooms: 5

Full Baths: 2

Partial Baths: 1

SQ FT: 3400

Lot Size: 360 x 343

Style: 2 Storey

Garage: 2 Car+

Heat Source: Gas

Schools: Limestone School
District

QR Code:

On a SmartPhone?
Scan the QR code
to see this listing



PROPERTY DESCRIPTION

17 SALMON RIVER ROAD

Where else can you get a 5 bedroom home that is this well finished?
Offering hardwood flooring throughout the main floor. Main floor
Master Bedroom, with great ensuite, large country lot, 2 gas
fireplaces, open concept main floor with main floor master bedroom
this home is as good as it gets!

Call Sue & Liza TODAY! for more details about this great property.

MLS #:	09601045	Price:	\$352,500.00
List Date:	18 FEB 2009	Sale Price:	\$0.00
DOM:	35	Sale/Lease:	SALE
OM Date:			
Status:	Active		
Waterfront:	N	WF Name:	
District:	LENNOX AND ADDINGTON SOUTH		
County:	LENNOX AND ADDINGTON	Postal Code:	K0K2W0
Zoning:	RES		
Taxes:	5385.42	Tax Yr:	2008

RESIDENTIAL

17 SALMON RIVER ROAD GREATER NAPANEE

Legal: **CON 8 PT LOT 21 RP 29R8873 PARTS 3 AND 4**
 Directions: **HWY 41 NORTH TO SALMON RIVER ROAD, TURN LEFT**
 Seller: **XCEED MORTGAGE CORPORATION**
 Possession: **IMMEDIATE**

Age:	3 1-5 YEARS	Lot Size:	360.27'X343'
SqFt:	3400	Rooms:	10
Bdrms	5	Total	5
Above:		Bdrms:	5
Full Baths:	2	1/2 Baths:	1
Rentals:	HWT	Amperage:	200

- Room Sizes -

LR M 19' X 24'	DR M 11' X 13'	KTN M 12' X 14'	MBR M 15' X 23'
BR U 17' X 21'	BR U 11' X 12'	BR U 11' X 12'	BTH1 M 4PC
BTH2 U 4PC	BTH3 M 2PC	RECRM	FAMRM M 15' X 20'
DEN U 12' X 17'	LNDRY	OTHER U 11' X 14'	OTHER

Int. **PROPERTY SOLD "AS IS". NO SPIS. MINIMUM 48 HOURS IRREVOCABLE.**
 Remarks: **CONTACT LISTING AGENT FOR SCHEDULE B TO BE ATTACHED TO ALL OFFERS.**

Access:	MUNICIPAL ROAD	Age:	3 1-5 YEARS
Occupancy:	VAC	Basement:	CRAWL
Foundation:	POURED CONCRETE	Exterior:	BRICK/SIDING
Heating:	FORCED AIR	Heating-Fuel:	PROPANE
Parking:	2 CAR,ATTCH GAR	Prop Size:	3-9.99 AC
Roof:	ASPHALT SHGL	Pool:	
Services:	SEPTIC, WELL DRILLED	Site Infl:	
Style:	2 STOREY		
Interior:	FIREPLACE,HARDWOOD FLRS		

Sign: **Y** LockBox: **Y** CSO: **2.5**

List Office	<u>ROYAL LEPAGE PROALLIANCE REALTY, BROKERAGE</u>	Ph: 613-384-1200
(1):		
List Rep	<u>SUE TALLEN, Broker</u>	Ph: 613-539-8899
(1):		
List Rep	<u>LIZA TALLEN, Salesperson</u>	Ph: 613-449-7653
(2):		

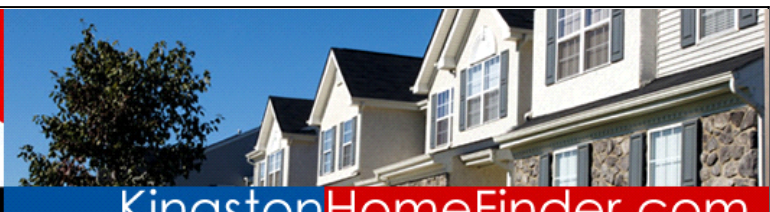
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Equal Housing Opportunity

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