

# 2018 Geology Trail Kingston

2018 Geology Trail

## PROPERTY DETAILS



**Listing Price:** **\$324,900**  
**Listing:** 2018 Geology Trail  
**Address:** Kingston ON K7P  
**Bedrooms:** 4  
**Full Baths:** 2  
**Partial Baths:** 1  
**SQ FT:** 2170  
**Lot Size:** 35 feet x 108 Feet  
**Style:** 2 Storey  
**Garage:** 1 Car+  
**Heat Source:** Gas  
**Schools:** Limestone School Board

**QR Code:**  
 On a SmartPhone?  
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## PROPERTY DESCRIPTION

Welcome Home to 2018 Geology Trail!!

Situated in the heart of the west end of Kingston in the Conservatory pond subdivision. This great family home offers 3 bedrooms a spectacular ensuite, hardwood and ceramic flooring, open concept main level, great room with stunning gas fireplace, patio doors off kitchen that lead to great private rear yard.

Don't delay this home won't last long!

Price:	<b>\$324,900</b>	MLS® #:	<b>10601225</b>
Status:	<b>Active</b>	Sale Type:	
Property For:	<b>Sale</b>	Occupancy:	<b>Owner</b>
		Waterfront:	
Address:	<b>2018 GEOLOGY TRAIL</b>		
City:	<b>KINGSTON, FRONTENAC, K7M 9H5</b>		
Legal Descr.:	<b>LOT 76, PLAN 13M52</b>		
District:	<b>28 - City Southwest</b>	Age (Yrs):	<b>3</b>
Zoning:	<b>RES</b>	Approx SqFt:	<b>2170</b>
Taxes:	<b>4043</b>	Lot Size:	<b>35` X 108`</b>
Tax Year:	<b>2009</b>	Acreage:	
		Side of Road:	<b>North</b>
List.Date:	<b>22-FEB-2010</b>	Possession:	<b>TBA</b>

**Public Remarks** SPACIOUS WELL APPOINTED LIVING SPACE. 9' CEILINGS ON THE MAIN LEVEL, HARDWOOD FLOORS, OPEN CONOCEPT KITCHEN, DINING, GREAT ROOM, 4 BEDROOMS, 2.5 BATHS WITH 5PC ENSUITE. GREAT FOR ENTERTAINING - INSIDE AND OUT. LARGE CEDAR DECK TO WELL LANDSCAPED YARD.

**Directions** IN CONSERVATORY POND. COVERDALE TO CONSERVATORY DRIVE TO GEOLOGY TRAIL

Bedrooms:	<b>4+0</b>	Exterior:	<b>Brick, Vinyl</b>	Fireplace Type:	<b>Gas (Natural)</b>
Bathrooms:	<b>2 \ 1</b>	Roof:	<b>Shingles - Asphalt</b>	# of Fireplaces:	
Amperage:	<b>100</b>	Foundation:	<b>Concrete / Poured</b>	Exterior Features:	<b>Deck, Landscaped</b>
Access:	<b>Municipal Road</b>	Basement:	<b>Full</b>	Services Avail:	<b>Bus Service, Cable TV, Garb Pick-Up, Street Lights</b>
Type:	<b>Single Family</b>	Bsmnt Features:	<b>Unfinished</b>	Pool:	
Style:	<b>2 Storey, Detached</b>	Heating:	<b>Forced Air, Furnace</b>	Flooring:	<b>Carpet, Ceramic, Hardwood</b>
Property Size:	<b>Under 0.5 Acres</b>	Fuel - Heating:	<b>Gas (Natural)</b>	Site Features:	
Building Age:	<b>0-5</b>	Water Supply:	<b>Municipal</b>	Doc's Available:	<b>S.P.I.S, Floor Plan, Building Location Survey</b>
Construction:	<b>Frame</b>	Sewer Type:	<b>Municipal</b>		
Garage:	<b>Attached</b>	Rentals:	<b>Water Heater</b>		
Garage Features:	<b>1-1/2</b>	Hot Water Heating:	<b>Gas (Natural)</b>		
Driveway/Parking:	<b>Paved</b>	Indoor Features:	<b>Built-In Appliances, Central A/C</b>		
# Parking Spaces:		Energy Code:			

Waterfront Name:	Shoreline:	Waterfront Features:
Water Frontage:		

Property Manager:	Condo Fees Incl.:	Storage:
Phone:	Common Elements:	WaterView:
Condo Fees:		Pets:

**Chattels Included** DISHWASHER, C/AIR, WINDOW BLINDS, GDO

**Fixtures Excluded**  
**Internal Remarks**

Floor	Room	Size	Floor	Room	Size
MLEVL	LIVIN	18`8 X 15`	ULEVL	MBED	17` X 12`
MLEVL	KITCH	11`10 X 9`	ULEVL	BEDRM	13`4 X 10`
MLEVL	DEN	10`4 X 10`	ULEVL	BEDRM	12`6 X 10`
ULEVL	EBTH5	15`10X6`8	ULEVL	BEDRM	12`6 X 10`
MLEVL	DINRM	12`4 X 8`6			

CONTACT INFORMATION



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**Equal Housing Opportunity**

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