



TYPE: Ranch
TAXES: \$4,052 (2015)
POSSESSION: 60 Days Flex (June 24th preferred)
HEAT/COOL/ELECTRIC: Gas Furnace, Central Air (2014) (Both Serviced Recently), Newer 100 Amp Breaker Panel (2014).
RENTALS: Water Heater
BEDROOMS: 2
BATHROOMS: 2+1
PARKING: 2 Car Garage, Double Drive, Auto Door Opener & Controls
INCLUSIONS: Dishwasher, Microwave, Cooktop, Double Ovens & Window Coverings.



1 Lincoln Court, St Thomas, ON

\$339,900 MLS 581854

NOT WHAT YOU WOULD EXPECT...YOU WILL BE AMAZED! Situated on corner of no exit street and small court backing onto treed ravine & creek this lovely setting boasts tranquility & park like country setting. Ample outdoor space plus covered back & front porches. 1 floor living with 2 car attached garage, inside entry & convenient main floor laundry. Completely remodeled from top to bottom. Inside is better than new! Open concept Great Room, Dining, Kitchen & Eating Area. Granite counters, 12' Island with cooktop, double ovens, desk area with built in file cabinet, roller drawers & much more. Note 2 new full baths plus new powder room. Hardwood & ceramic on main, 2 spacious bedrooms. Professionally finished lower level with pool table sized rec room including wet bar, den, full bath & separate TV viewing area.

HOME INSPECTION and PROPERTY DISCLOSURE STATEMENT AVAILABLE

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Joyce Byrne
Broker

519-471-8888
joyce@homesforsaleinlondon.com



Sutton Group Preferred Realty
London ON, Canada (519) 471-8888

