

# European Style Village In Uptown Ganges



A Beautifully finished townhouse with a slate entry and hardwood floors throughout the main level. A gas fireplace in the living room provides a cozy atmosphere in the cooler months, and a sitting area adjoining the kitchen is an ideal space to relax with a good book. Both bedrooms on the upper level feature ensuite baths, and the private patio at the rear of the home overlooks backyard green space. The Summerside complex has a clubhouse which can be used for gatherings and overflow accommodation, and an indoor pool facility with a gym is a bonus.

**\$349,000**

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**DAVE WALLS**

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**FIONA WALLS**

**NAME: HOOK-NILSSON, L. & S.**

**ADDRESS: #26 - 107 Atkins Road**

**LEGAL DESCRIPTION: Plan VIS5366, Lot 26, LD 16, Section 3 & 4, Range 3E. PID: 026-193-159**

**PRICE: \$349,000**

**MLS: 245395**

**SELLING COMM: D&BA**

**PHONE: 537-1815**

**LISTING SALESPERSONS: David & Fiona Walls**

**TAXES (07): \$1,744.00**

**TERMS: P.A.O.F., Cash**

**YEAR BUILT: 2005**

**MO. ASSESSMENT: \$208.00**

**ROOF: Wood**

**EXTERIOR: Wood**

**HEATING: Electric**

**FIREPLACE: Living Room (Propane)**

**WATER: Community**

**WASTE: Sewer**

**LEVELS: Two**

**TOTAL AREA: 1,319 Sq. Ft.**

**Main Floor 662 Sq. Ft.**

**ENTRANCE: 8' x 6'**

**LIVING ROOM: 16' x 12'**

**DINING ROOM: 13' x 10'**

**KITCHEN: 9' x 9'**

**KITCHEN ADD'L:**

**BATHROOM: 2 Pce.**

**Upper Floor 657 Sq. Ft.**

**MSTR BEDROOM: 14' x 13'**

**ENSUITE: 3 Pce.**

**BEDROOM: 14' x 10'**

**REMARKS:** Property is tenanted and 24 hrs notice is required for showings. Patio 10' x 9'

