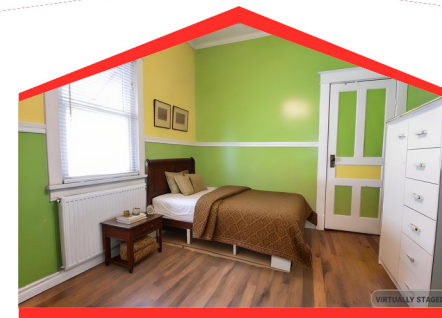




**\$425,000**

**110 Eastchester Avenue, St. Catharines, Ontario L2P 2Z1**



### ◆ **Property Information**

- ◆ **Property Type:** Residential
- ◆ **Property Style:** 1.5 Storey
- ◆ **Beds:** 3

- ◆ **Baths:** 1
- ◆ **Taxes:** \$2,708.43 / 2025
- ◆ **Sq. Footage:** 1182 ft

- ◆ **Lot Size:** 38.70ft x 135.01
- ◆ **MLS®:** X12015108



View virtual tour at **visual4sale.com** Enter **V4S# 354242**



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St. Catharines, L2R 1C5



All information regarding this property, either expressed or implied, is from sources deemed reliable and assumed to be correct. No Warranty thereof and same is submitted to possible errors and omissions.





## ◆ Property Features

- ◆ 1.5 storey home w/ detached garage
- ◆ Detached Single Garage
- ◆ Private - fenced yard
- ◆ 3-bedrooms
- ◆ 1 4pc bath

## ◆ Property Description

"NICE 3 BED, 1 4PC BATH BRIGHT CHARACTER 1.5 STOREY HOME, ENCLOSED FRONT PORCH & MUD ROOM, WITH DETACHED SINGLE GARAGE, QUIET PRIVATE YARD WITH DECK & HOT TUB, FULL HEIGHT BASEMENT WITH LAUNDRY, CLOSE TO AMENITIES AND WELLAND CANAL IS A GREAT OPPORTUNITY FOR SOMEONE TO DOWNSIZE OR ENTRY LEVEL" Welcome to 110 Eastchester Ave, St. Catharines. As you approach you notice a long drive leading to garage good for 3-4 cars. Enter thru the back door into a generous sized mudroom with patio door to hot tub & deck on one side and door leading into kitchen. In the kitchen you will appreciate the older style cabinets & plenty of cabinets & counters space. Off the kitchen you enter into a spacious sized D?R & L/R space great for

