



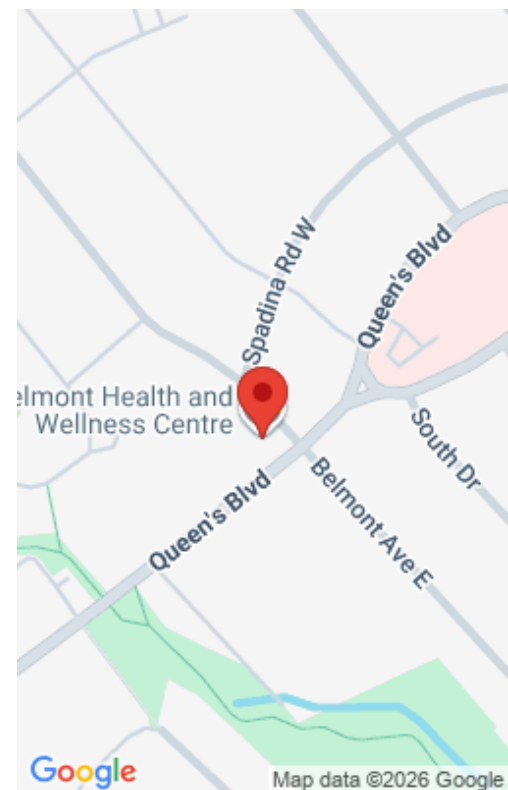
**\$1,495,000**

## 11 BELMONT AVE W, KITCHENER, ON N2M 1L2, CANADA

<https://krealtypros.com>

Live/Work Duplex recently renovated situated in a AAA Location, located just a short walk from St Mary's Hospital and on 2 public transit lines. AAA Location. The 3,300+s.f. building features three dedicated entrances, 11 paved parking spaces, fully fenced back yard area with storage shed, newer furnace and A/C, security system and brand new kitchen [...]

- 4 beds
- 2 baths
- Duplex Up/Down
- Residential Income
- Active
- 2547 sq ft



# Building Details

**Number Of Units Total:** 1

**StoriesTotal:** 4

**Security Features:** Carbon Monoxide Detector, Smoke Detector, Alarm System, Security System

**Accessibility Features:** Parking

**Building Area Total:** 3366 sq ft

**Parking Features:** Asphalt

**Construction Materials:** Brick

**Roof:** Asphalt Shing

# Amenities & Features

**Water Source:** Municipal

**Appliances:** Water Purifier, Water Softener, Microwave, Dishwasher, Dryer, Refrigerator, Stove, Washer

**Spa Features:** Hot Tub

**Window Features:** Window Coverings

**Interior Features:** Accessory Apartment, Sauna, Steam Room, Upgraded Insulation

**Frontage Type:** West

**Patio & Porch Features:** Deck

**Sewer:** Sewer (Municipal)

**Exterior Features:** Landscaped

**Cooling:** Central Air

**Heating:** Forced Air, Natural Gas

