



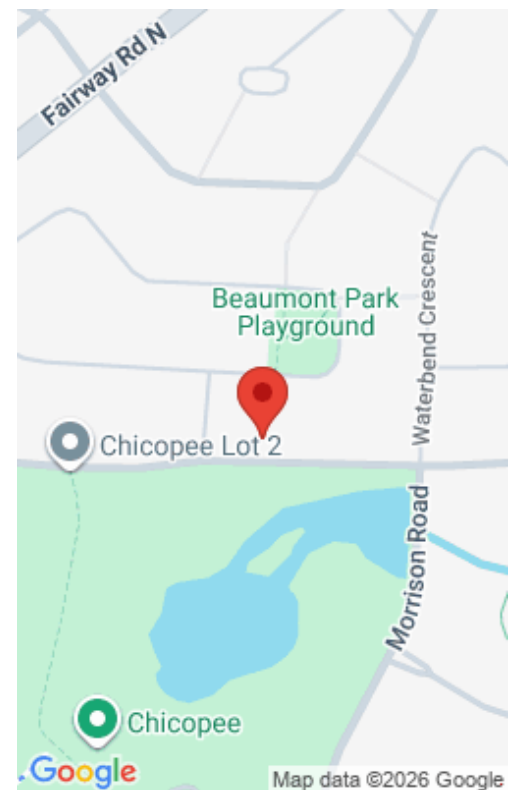
**\$599,900**

## **171 SIMS ESTATE DR, KITCHENER, ON N2A 4L2, CANADA**

<https://krealtypros.com>

Welcome to your dream home at 175 Sims Estate Dr in the prestigious Sims Estate neighbourhood of Chicopee Hills, Kitchener. Directly across from Chicopee Ski & Summer Resort, this move-in-ready semi-detached home offers over 1,750 sq ft of refined living space. Curb appeal is outstanding with mature gardens, a concrete driveway and walkway, a welcoming front [...]

- 3 beds
- 4 baths
- Single Family Residence
- Residential
- Active
- 1422 sq ft



---

## Building Details

**Building Area Total:** 1878 sq ft

**Parking Features:** Attached Garage, Garage Door Opener, Concrete

**View:** Pond, Trees/Woods

**Covered Spaces:** 1

**Construction Materials:** Brick, Vinyl Siding

**Garage Spaces:** 1

**Roof:** Asphalt Shing

---

## Amenities & Features

**Water Source:** Municipal

**Patio & Porch Features:** Patio, Porch

**Architectural Style:** Two Story

**View Yes / No:** 1

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

**Sewer:** Sewer (Municipal)

**Waterfront Features:** Lake/Pond, River/Stream

**Cooling:** Central Air

**Attached Garage Yes/ No:** 1

**Interior Features:** Central Vacuum, Auto Garage Door Remote(s), In-law Capability

**Heating:** Forced Air

**Frontage Type:** North

