



**\$969,900**

## **196 LOWER CANADA CRESCENT, KITCHENER, ON N2P 1E5, CANADA**

<https://krealitypros.com>

Welcome to 196 Upper Canada Drive, a great family home and so much more! With a pie-shaped lot that backs onto a green space, the walkout basement with separate entrance offers in-law suite potential. Or for the hobbyist, the double doors and extra wide access would make that lower level the ideal workshop of any [...]

- 4 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 1988 sq ft



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# Building Details

**Building Area Total:** 1988 sq ft

**Security Features:** Carbon Monoxide Detector, Smoke Detector, Alarm System, Carbon Monoxide Detector(s), Smoke Detector(s)

**Covered Spaces:** 2

**Accessibility Features:** Accessible Electrical and Environmental Controls

**Roof:** Shingle

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

**View:** Forest, Park/Greenbelt

**Construction Materials:** Brick

**Garage Spaces:** 2

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# Amenities & Features

**Water Source:** Municipal-Metered

**Architectural Style:** Two Story

**Appliances:** Range, Oven, Water Heater Owned, Water Softener, Dishwasher, Dryer, Gas Oven/Range, Hot Water Tank Owned, Range Hood, Refrigerator, Washer

**Sewer:** Sewer (Municipal)

**Waterfront Features:** River/Stream

**Cooling:** Central Air

**Interior Features:** High Speed Internet, Central Vacuum, Auto Garage Door Remote(s), Built-In Appliances, In-law Capability

**Frontage Type:** North

**Patio & Porch Features:** Deck

**View Yes / No:** 1

**Pool Features:** Above Ground

**Exterior Features:** Backs on Greenbelt, Lighting, Privacy

**Window Features:** Window Coverings

**Attached Garage Yes/ No:** 1

**Heating:** Forced Air, Natural Gas

**Fireplace Features:** Wood Burning

