



**\$495,000**

## **262 MADISON AVE S, KITCHENER, ON N2M 3H4, CANADA**

<https://krealtypros.com>

Calling all first-time home buyers and investors! This is your opportunity to get into the market with an affordable and charming century home, circa 1923. Ideally located close to downtown Kitchener and within walking distance to the LRT, Iron Horse Trail, Mill Courtland Community Centre, St. Mary's Hospital, schools, and churches. The main floor features [...]

- 2 beds
- 1 bath
- Single Family Residence
- Residential
- Active
- 757 sq ft



## Building Details

**Building Area Total:** 1097 sq ft  
**Covered Spaces:** 1  
**Garage Spaces:** 1

**Parking Features:** Detached Garage  
**Construction Materials:** Brick, Vinyl Siding  
**Roof:** Asphalt Shing

## Amenities & Features

**Water Source:** Municipal

**Architectural Style:** 1.5 Storey

**Appliances:** Water Softener, Dryer, Refrigerator, Stove, Washer

**Sewer:** Sewer (Municipal)

**Window Features:** Window Coverings

**Cooling:** Central Air

**Heating:** Forced Air, Natural Gas

**Frontage Type:** North

