



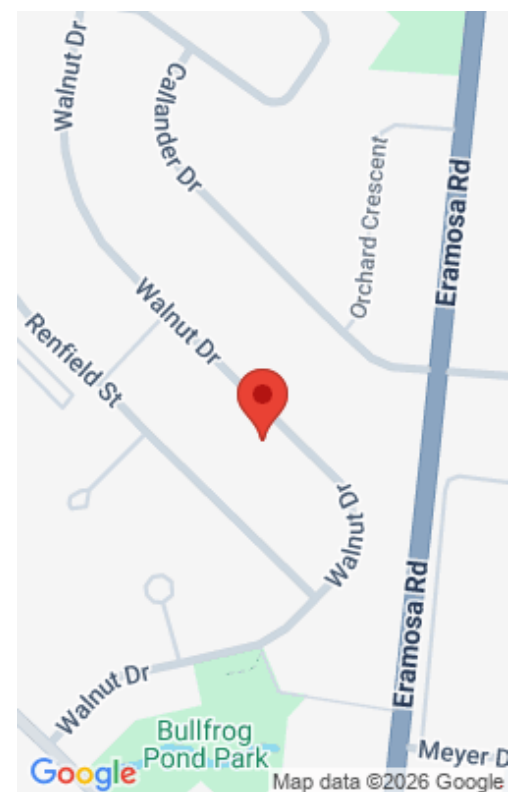
**\$3,990**

## **40 WALNUT DR, GUELPH, ON N1E 4B3, CANADA**

<https://krealtypros.com>

Beautiful Custom-Built Home W/Exceptional Value Per Sqft Nestled On One Of Guelphs Most Prestigious Streets In Highly Sought-After Neighbourhood! Layout Offers Over 3000 Sq ft Of Living Space Making It A Spectacular Option For Large Or Multi-Generational Families. Charming Neighbourhood Is Known For Tree-Lined Streets, Friendly Community & Close Prox. To Schools, Parks & Shopping [...]

- 4 beds
- 3 baths
- Single Family Residence
- Residential Lease
- Active
- 3112 sq ft



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# Building Details

|                                                     |                                                              |
|-----------------------------------------------------|--------------------------------------------------------------|
| <b>Stories:</b> 2                                   | <b>Building Area Total:</b> 3112 sq ft                       |
| <b>Parking Features:</b> Attached Garage, Interlock | <b>Security Features:</b> Security System, Smoke Detector(s) |
| <b>Covered Spaces:</b> 2                            | <b>Construction Materials:</b> Brick                         |
| <b>Garage Spaces:</b> 2                             | <b>Roof:</b> Asphalt Shing                                   |

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# Amenities & Features

|                                                                                         |                                          |
|-----------------------------------------------------------------------------------------|------------------------------------------|
| <b>Water Source:</b> Municipal                                                          | <b>Appliances:</b> Water Softener        |
| <b>Sewer:</b> Sewer (Municipal)                                                         | <b>Window Features:</b> Window Coverings |
| <b>Cooling:</b> Central Air                                                             | <b>Attached Garage Yes/ No:</b> 1        |
| <b>Interior Features:</b> Central Vacuum, Auto Garage Door Remote(s), In-law Capability | <b>Heating:</b> Forced Air, Natural Gas  |
| <b>Furnished:</b> Unfurnished                                                           | <b>Frontage Type:</b> North              |
| <b>Fireplace Features:</b> Gas                                                          |                                          |

