



\$799,900

45 SHUH AVE, KITCHENER, ON N2A 2Y1, CANADA

<https://krealitypros.com>

Pristine 4 level side split in exclusive and highly desired enclave of homes! This 3 bedroom gem has been meticulously maintained, updated and loved by the same family for over 40 years. Large main floor foyer with travertine floors has access to garage and conveniently located laundry room. The main level is open concept, carpet [...]

- 3 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 1394.61 sq ft



Building Details

Building Area Total: 1741.61 sq ft	Parking Features: Attached Garage, Garage Door Opener, Asphalt, Built-In, Inside Entry
Covered Spaces: 1	Construction Materials: Brick Veneer, Vinyl Siding
Garage Spaces: 1	Roof: Asphalt Shing

Amenities & Features

Water Source: Municipal	Patio & Porch Features: Deck, Patio
Architectural Style: Sidesplit	Appliances: Water Softener, Built-in Microwave, Dishwasher, Dryer, Refrigerator, Stove, Washer
Pool Features: In Ground	Sewer: Sewer (Municipal)
Exterior Features: Landscaped	Cooling: Central Air
Attached Garage Yes/ No: 1	Interior Features: Central Vacuum, Auto Garage Door Remote(s)
Heating: Fireplace-Gas, Forced Air	Frontage Type: East
Fireplace Features: Family Room, Gas	

