



**\$305,000**

## **45 WESTMOUNT RD N, WATERLOO, ON N2L 2R3, CANADA**

<https://krealtypros.com>

Bright and spacious 2-bedroom condo in the heart of Waterloo. This 6th-floor corner unit features an open layout with plenty of natural light. The large semi-enclosed sunroom is ideal for relaxing in the summer time. The kitchen opens to a generous dining area, and the primary bedroom includes built-in cabinetry and a closet. The second [...]

- 2 beds
- 1 bath
- Condo/Apt Unit
- Residential
- Active
- 1060 sq ft



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# Building Details

**Building Area Total:** 1060 sq ft  
**Security Features:** Smoke Detector(s)  
**Construction Materials:** Brick

**Parking Features:** Asphalt  
**View:** City, Trees/Woods  
**Roof:** Tar/Gravel

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# Amenities & Features

**Water Source:** Municipal  
**Architectural Style:** 1 Storey/Apt  
**Appliances:** Built-in Microwave, Dishwasher, Refrigerator, Stove, Washer  
**Exterior Features:** Balcony, Canopy, Controlled Entry, Landscaped, Year Round Living, Other  
**Cooling:** Window Unit(s)  
**Heating:** Radiant

**Patio & Porch Features:** Enclosed  
**View Yes / No:** 1  
**Sewer:** Sewer (Municipal)  
**Window Features:** Window Coverings  
**Interior Features:** Elevator, Separate Heating Controls  
**Frontage Type:** South

