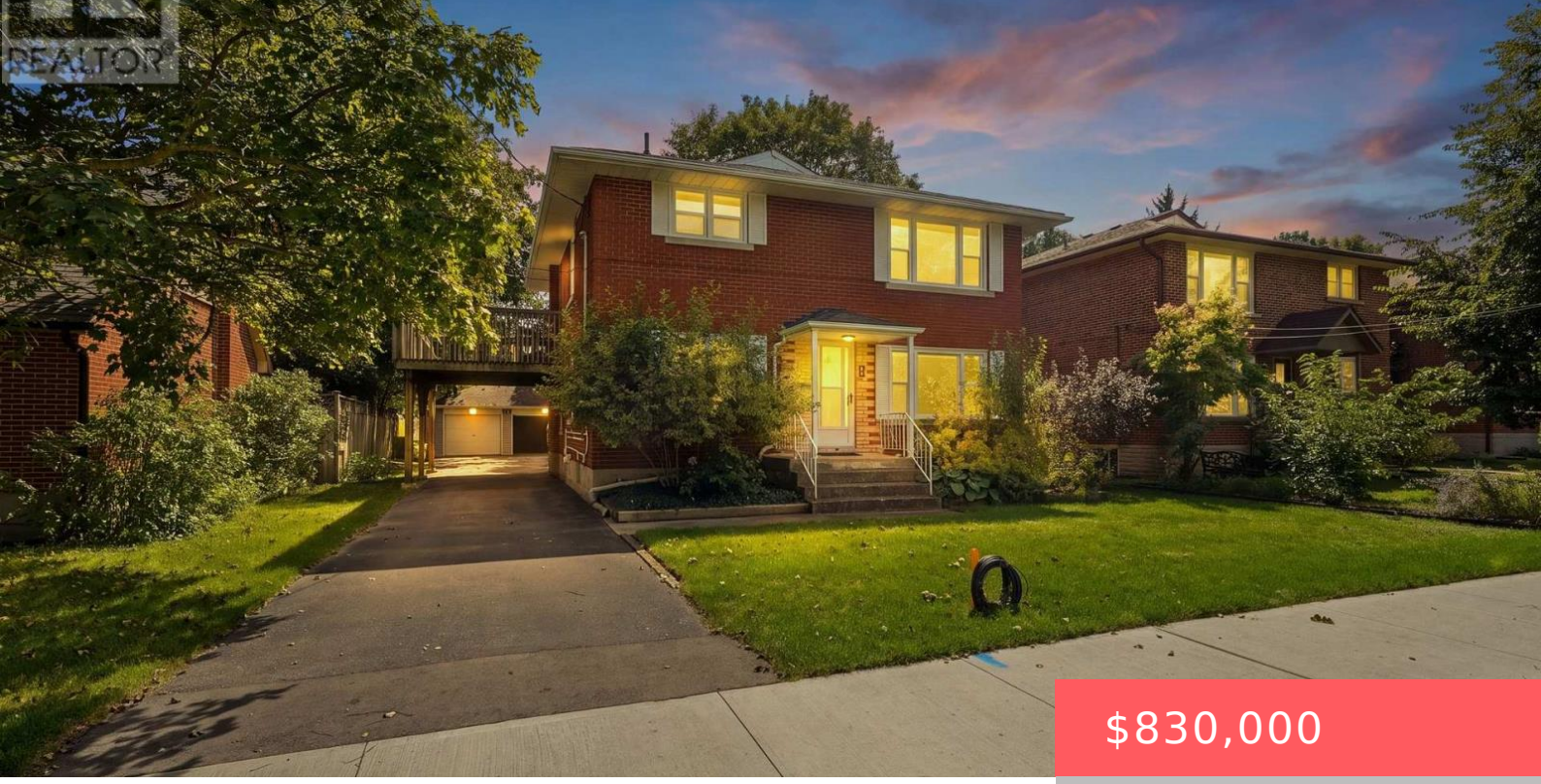


$830,000

- 5 beds
- 3 baths
- Multi-family
- Multi-family
- 2000 - 2500 sq ft

## 103 MARLBOROUGH AVENUE, KITCHENER, ONTARIO, CANADA, N2M1H7

https://www.gtarealestates.com

Purpose built triplex in an excellent neighbourhood that appeals to both tenants and owner occupants, backing directly onto Admiral Park and close to many walking trails including the Iron Horse. Each well designed, large unit offers generous principal rooms, private outdoor space and plenty of parking. The main floor 2-bedroom unit is occupied by an...

## Rooms & Units Descr

**RoomType1:** Living room
**RoomLength1:** 3.94
**RoomDimensions1:** 3.94 m X 3.92 m
**RoomLevel2:** Lower level
**RoomWidth2:** 3.01
**RoomType3:** Bedroom
**RoomLength3:** 4.04
**RoomDimensions3:** 4.04 m X 3.52 m
**RoomLevel4:** Lower level
**RoomWidth4:** 2.22
**RoomType5:** Living room
**RoomLength5:** 3.67
**RoomDimensions5:** 3.67 m X 5.16 m
**RoomLevel6:** Main level
**RoomWidth6:** 3.61
**RoomType7:** Bedroom
**RoomLength7:** 4.22
**RoomDimensions7:** 4.22 m X 3.59 m
**RoomLevel8:** Main level
**RoomWidth8:** 3.6
**RoomType9:** Bathroom
**RoomLength9:** 2.3
**RoomDimensions9:** 2.3 m X 1.56 m
**RoomLevel10:** Upper Level
**RoomWidth10:** 1.52
**RoomType11:** Family room
**RoomLength11:** 4.13
**RoomDimensions11:** 4.13 m X 5.14 m
**RoomLevel12:** Upper Level
**RoomWidth12:** 2.46
**RoomType13:** Dining room
**RoomLength13:** 4.41
**RoomDimensions13:** 4.41 m X 2.32 m
**RoomLevel14:** Upper Level
**RoomWidth14:** 3.56
**RoomType15:** Bedroom 2
**RoomLength15:** 3.89
**RoomDimensions15:** 3.89 m X 3.56 m
**RoomLevel1:** Lower level
**RoomWidth1:** 3.92
**RoomType2:** Kitchen
**RoomLength2:** 3.94
**RoomDimensions2:** 3.94 m X 3.01 m
**RoomLevel3:** Lower level
**RoomWidth3:** 3.52
**RoomType4:** Laundry room
**RoomLength4:** 2.07
**RoomDimensions4:** 2.07 m X 2.22 m
**RoomLevel5:** Main level
**RoomWidth5:** 5.16
**RoomType6:** Kitchen
**RoomLength6:** 3.66
**RoomDimensions6:** 3.66 m X 3.61 m
**RoomLevel7:** Main level
**RoomWidth7:** 3.59
**RoomType8:** Bedroom 2
**RoomLength8:** 4.34
**RoomDimensions8:** 4.34 m X 3.6 m
**RoomLevel9:** Main level
**RoomWidth9:** 1.56
**RoomType10:** Bathroom
**RoomLength10:** 2.2
**RoomDimensions10:** 2.2 m X 1.52 m
**RoomLevel11:** Upper Level
**RoomWidth11:** 5.14
**RoomType12:** Kitchen
**RoomLength12:** 4.41
**RoomDimensions12:** 4.41 m X 2.46 m
**RoomLevel13:** Upper Level
**RoomWidth13:** 2.32
**RoomType14:** Bedroom
**RoomLength14:** 3.89
**RoomDimensions14:** 3.89 m X 3.56 m
**RoomLevel15:** Upper Level
**RoomWidth15:** 3.56



## Location Details

**City:** Kitchener

**Province:** Ontario

## Property Details

**Levels:** 2

**Stories:** 2

**FrontageLength:** 54 ft

## Property Features

**Heating:** Forced air

**HeatingFuel:** Natural gas

**CoolingYN:** True

**Cooling:** None

**ParkingTotal:** 7

**OpenParkingYN:** False

**GarageYN:** True

**AttachedGarageYN:** False

**CarportYN:** False

**PoolYN:** False

**ViewYN:** False

**WaterfrontYN:** False

**Sewer:** Sanitary sewer

## Courtesy of

**OfficeName:** CHESTNUT PARK REALTY(SOUTHWESTERN ONTARIO) LTD **Office ID:** 296481

**ListAOR:** Toronto Regional Real Estate Board

## Building Details

**ParkingTotal:** 7

**Heating:** Forced air

**Sewer:** Sanitary sewer

# Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**CarportYN:** No

**CoolingYN:** Yes

**OpenParkingYN:** No

**GarageYN:** Yes

**PoolYN:** No

**Cooling:** None