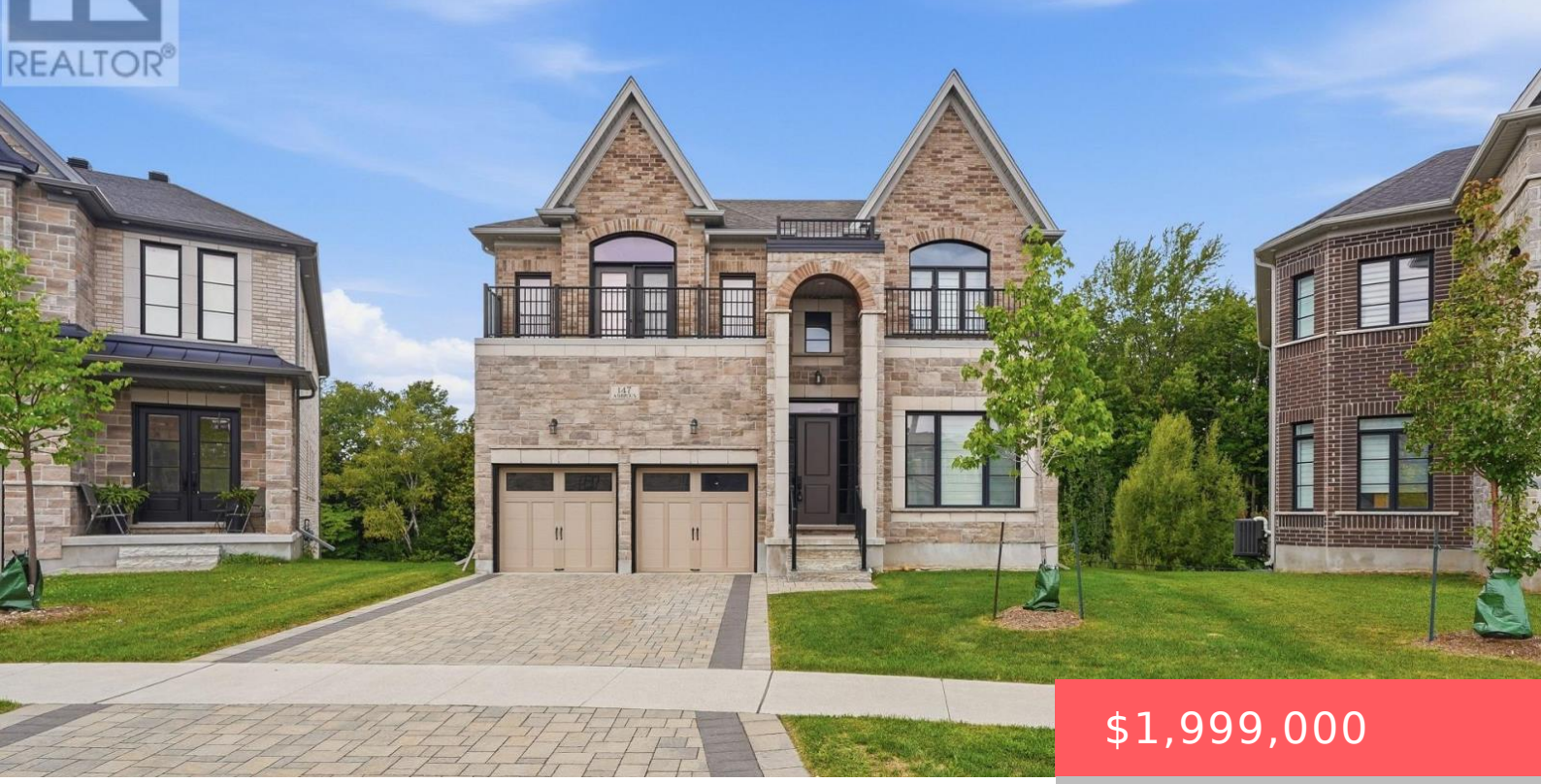


$1,999,000

- 4 beds
- 4 baths
- Single Family
- Single Family
- 3500 - 5000 sq ft

147 AMBROUS CRESCENT, GUELPH (KORTRIGHT EAST), ONTARIO, CANADA, N1G0E4, N1G0E4

https://www.gtarealestates.com

Rare premium pie-shaped ravine lot in desirable Guelph. Spacious 4-bedroom, 3.5-bath home with approximately 3,550 sq. ft. of living space. Seller invested approximately $200K in the premium lot and $300K in upgrades/updates. Features include a primary suite with ensuite, home office, walk-in pantry, separate living and family rooms, and convenient laundry. Walkout basement offers excellent...

Rooms & Units Descr

RoomType1: Primary Bedroom
RoomLength1: 5.7
RoomDimensions1: 5.7 m X 4.66 m
RoomLevel2: Second level
RoomWidth2: 3.75
RoomType3: Bedroom 3
RoomLength3: 5
RoomDimensions3: 5 m X 3.78 m
RoomLevel4: Second level
RoomWidth4: 3.08
RoomType5: Laundry room
RoomLength5: 3.25
RoomDimensions5: 3.25 m X 3 m
RoomLevel6: Main level
RoomWidth6: 3.7
RoomType7: Family room
RoomLength7: 5
RoomDimensions7: 5 m X 4.91 m
RoomLevel8: Main level
RoomWidth8: 4.24
RoomType9: Eating area
RoomLength9: 4.24
RoomDimensions9: 4.24 m X 2.38 m
RoomLevel10: Main level
RoomWidth10: 3.05
RoomLevel1: Second level
RoomWidth1: 4.66
RoomType2: Bedroom 2
RoomLength2: 5.21
RoomDimensions2: 5.21 m X 3.75 m
RoomLevel3: Second level
RoomWidth3: 3.78
RoomType4: Bedroom 4
RoomLength4: 3.78
RoomDimensions4: 3.78 m X 3.08 m
RoomLevel5: Second level
RoomWidth5: 3
RoomType6: Living room
RoomLength6: 4.54
RoomDimensions6: 4.54 m X 3.7 m
RoomLevel7: Main level
RoomWidth7: 4.91
RoomType8: Kitchen
RoomLength8: 5.02
RoomDimensions8: 5.02 m X 4.24 m
RoomLevel9: Main level
RoomWidth9: 2.38
RoomType10: Office
RoomLength10: 3.08
RoomDimensions10: 3.08 m X 3.05 m

Location Details

City: Guelph (Kortright East), Guelph (Kortright East)
Province: Ontario

Property Details

SubdivisionName: Kortright East

Levels: 2

Stories: 2

FrontageLength: 40 ft ,7 in

Property Features

Flooring: Hardwood,Porcelain Tile

Heating: Forced air

HeatingFuel: Natural gas

CoolingYN: True

Cooling: Central air conditioning

ParkingTotal: 4

OpenParkingYN: False

GarageYN: True

AttachedGarageYN: True

CarportYN: False

FireplacesTotal: 1

PoolYN: False

ViewYN: True

View: View

WaterfrontYN: False

Sewer: Sanitary sewer

Courtesy of

OfficeName: HOMELIFE/MIRACLE REALTY LTD

Office ID: 269129

ListAOR: Toronto Regional Real Estate Board

Building Details

ParkingTotal: 4

Heating: Forced air

Sewer: Sanitary sewer

Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

CarportYN: No

CoolingYN: Yes

Total Fireplaces: 1

OpenParkingYN: No

GarageYN: Yes

PoolYN: No

Cooling: Central air conditioning