

## 2860 HENLEY AVE, NIAGARA FALLS, ON L2J 3M4, CANADA

<https://www.gtarealestates.com>

Welcome to this beautifully maintained backsplit situated on a premium corner lot, offering exceptional space, comfort, and versatility. Boasting over 2,200 sq. ft. of finished living space, this home is perfect for growing families or those seeking additional functionality. The main level features a well-designed layout with a bright kitchen, complemented by separate living and...

**\$687,000**

- 4 beds
- 4 baths
- Single Family
- Single Family
- 1100 - 1500 sq ft



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## Rooms & Units Descr



**RoomType1:** Bathroom

**RoomDimensions1:** Measurements not available

**RoomLevel2:** Second level

**RoomWidth2:** 3.48

**RoomType3:** Bedroom

**RoomLength3:** 4.42

**RoomDimensions3:** 4.42 m X 2.87 m

**RoomLevel4:** Second level

**RoomWidth4:** 2.9

**RoomType5:** Bathroom

**RoomDimensions5:** Measurements not available

**RoomLevel6:** Basement

**RoomType7:** Living room

**RoomLength7:** 9.14

**RoomDimensions7:** 9.14 m X 6.1 m

**RoomLevel8:** Lower level

**RoomType9:** Bedroom

**RoomLength9:** 3.51

**RoomDimensions9:** 3.51 m X 3 m

**RoomLevel10:** Lower level

**RoomWidth10:** 4.57

**RoomType11:** Living room

**RoomLength11:** 5.44

**RoomDimensions11:** 5.44 m X 3.61 m

**RoomLevel12:** Main level

**RoomWidth12:** 3.05

**RoomType13:** Dining room

**RoomLength13:** 4.42

**RoomDimensions13:** 4.42 m X 3.05 m

**RoomLevel1:** Second level

**RoomType2:** Primary Bedroom

**RoomLength2:** 4.7

**RoomDimensions2:** 4.7 m X 3.48 m

**RoomLevel3:** Second level

**RoomWidth3:** 2.87

**RoomType4:** Bedroom

**RoomLength4:** 3.35

**RoomDimensions4:** 3.35 m X 2.9 m

**RoomLevel5:** Second level

**RoomType6:** Bathroom

**RoomDimensions6:** Measurements not available

**RoomLevel7:** Basement

**RoomWidth7:** 6.1

**RoomType8:** Bathroom

**RoomDimensions8:** Measurements not available

**RoomLevel9:** Lower level

**RoomWidth9:** 3

**RoomType10:** Family room

**RoomLength10:** 5.49

**RoomDimensions10:** 5.49 m X 4.57 m

**RoomLevel11:** Main level

**RoomWidth11:** 3.61

**RoomType12:** Kitchen

**RoomLength12:** 3.45

**RoomDimensions12:** 3.45 m X 3.05 m

**RoomLevel13:** Main level

**RoomWidth13:** 3.05



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## Location Details

**City:** Niagara Falls (Church's Lane)

**Province:** Ontario

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## Property Details

**SubdivisionName:** 205 - Church's Lane

**FrontageLength:** 98 ft ,7 in

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## Property Features

**Heating:** Forced air

**HeatingFuel:** Natural gas

**CoolingYN:** True

**Cooling:** Central air conditioning

**ParkingTotal:** 4

**OpenParkingYN:** False

**GarageYN:** True

**AttachedGarageYN:** True

**CarportYN:** False

**PoolYN:** True

**ViewYN:** False

**WaterfrontYN:** False

**Sewer:** Sanitary sewer

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## Courtesy of

**OfficeName:** RE/MAX GOLD REALTY INC.

**Office ID:** 290183

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details

**ParkingTotal:** 4

**Heating:** Forced air

**Sewer:** Sanitary sewer



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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**CarportYN:** No

**CoolingYN:** Yes

**OpenParkingYN:** No

**GarageYN:** Yes

**PoolYN:** Yes

**Cooling:** Central air conditioning

