

36 HAMILTON AVE, BRANTFORD, ON N3S 6Z9, CANADA

<https://www.gtarealestates.com>

Welcome to 36 Hamilton Avenue, a charming red brick bungalow nestled on a spacious corner lot in Brantford's established Echo Place neighbourhood. Offering 2+2 bedrooms and 2 full bathrooms, this home provides a functional layout with plenty of space for families, first-time buyers, or those looking to add their own personal touch. The main level...

\$629,900

- 4 beds
- 2 baths
- Single Family
- Single Family
- 700 - 1100 sq ft



Rooms & Units Descr

RoomType1: Recreational, Games room
RoomLength1: 8.64
RoomDimensions1: 8.64 m X 3.4 m
RoomLevel2: Basement
RoomWidth2: 3.4
RoomType3: Bedroom
RoomLength3: 3.38
RoomDimensions3: 3.38 m X 2.44 m
RoomLevel4: Basement
RoomWidth4: 2.44
RoomType5: Laundry room
RoomLength5: 4.37
RoomDimensions5: 4.37 m X 2.44 m
RoomLevel6: Main level
RoomWidth6: 3.4
RoomType7: Kitchen
RoomLength7: 5.54
RoomDimensions7: 5.54 m X 3.48 m
RoomLevel8: Main level
RoomWidth8: 2.44
RoomType9: Primary Bedroom
RoomLength9: 6.5
RoomDimensions9: 6.5 m X 3.4 m

RoomLevel1: Basement
RoomWidth1: 3.4
RoomType2: Bedroom
RoomLength2: 3.15
RoomDimensions2: 3.15 m X 3.4 m
RoomLevel3: Basement
RoomWidth3: 2.44
RoomType4: Utility room
RoomLength4: 2.29
RoomDimensions4: 2.29 m X 2.44 m
RoomLevel5: Basement
RoomWidth5: 2.44
RoomType6: Living room
RoomLength6: 5.28
RoomDimensions6: 5.28 m X 3.4 m
RoomLevel7: Main level
RoomWidth7: 3.48
RoomType8: Bedroom
RoomLength8: 4.11
RoomDimensions8: 4.11 m X 2.44 m
RoomLevel9: Main level
RoomWidth9: 3.4

Location Details

City: Brantford **Province:** Ontario

Property Details



ArchitecturalStyle: Bungalow
Stories: 1

Levels: 1
FrontageLength: 69 ft

Property Features

Fencing: Partially fenced
HeatingFuel: Natural gas
Cooling: Central air conditioning
OpenParkingYN: False
AttachedGarageYN: False
FireplacesTotal: 1
ViewYN: False
Sewer: Sanitary sewer

Heating: Forced air
CoolingYN: True
ParkingTotal: 4
GarageYN: True
CarportYN: False
PoolYN: False
WaterfrontYN: False

Courtesy of

OfficeName: REVEL REALTY INC. **Office ID:** 291795
ListAOR: Toronto Regional Real Estate Board

Building Details

ParkingTotal: 4 **ArchitecturalStyle:** Bungalow
Heating: Forced air **Sewer:** Sanitary sewer

Amenities & Features



Waterfront available: No
AttachedGarageYN: No
CarportYN: No
CoolingYN: Yes
Total Fireplaces: 1

OpenParkingYN: No
GarageYN: Yes
PoolYN: No
Cooling: Central air conditioning

