

$350,000

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

4 SPRUCE AVENUE, PUSLINCH, ONTARIO, CANADA, N1H6H9

https://www.gtarealestates.com

Welcome to easy, low-maintenance year-round living in the highly sought-after Millcreek Country Club community! Nestled in the heart of Puslinch, just minutes from Guelph with convenient access to Highway 401, this well-cared-for 2-bedroom, 2-bathroom modular home offers the perfect blend of comfort, affordability, and lifestyle. Step inside to a bright and inviting layout featuring spacious...

Rooms & Units Descr

RoomType1: Bathroom
RoomLength1: 1.63
RoomDimensions1: 1.63 m X 1.75 m
RoomLevel2: Main level
RoomWidth2: 2.36
RoomType3: Kitchen
RoomLength3: 3.4
RoomDimensions3: 3.4 m X 3.17 m
RoomLevel4: Main level
RoomWidth4: 3.33
RoomType5: Living room
RoomLength5: 3.4
RoomDimensions5: 3.4 m X 3.96 m
RoomLevel6: Main level
RoomWidth6: 3.2
RoomType7: Primary Bedroom
RoomLength7: 3.4
RoomDimensions7: 3.4 m X 3.66 m
RoomLevel1: Main level
RoomWidth1: 1.75
RoomType2: Bathroom
RoomLength2: 3.67
RoomDimensions2: 3.67 m X 2.36 m
RoomLevel3: Main level
RoomWidth3: 3.17
RoomType4: Bedroom
RoomLength4: 2.36
RoomDimensions4: 2.36 m X 3.33 m
RoomLevel5: Main level
RoomWidth5: 3.96
RoomType6: Dining room
RoomLength6: 3.4
RoomDimensions6: 3.4 m X 3.2 m
RoomLevel7: Main level
RoomWidth7: 3.66

Location Details

City: Puslinch
Province: Ontario

Property Details

SubdivisionName: Rural Puslinch East
Levels: 1
ArchitecturalStyle: Bungalow
Stories: 1

Property Features

CommunityFeatures: Community Centre
HeatingFuel: Natural gas
Cooling: Central air conditioning
OpenParkingYN: False
AttachedGarageYN: False
FireplacesTotal: 1
ViewYN: False
Sewer: Septic System
Heating: Forced air
CoolingYN: True
ParkingTotal: 2
GarageYN: False
CarportYN: False
PoolYN: False
WaterfrontYN: False

Courtesy of

OfficeName: RE/MAX ESCARPMENT REALTY INC.
Office ID: 284773
ListAOR: Toronto Regional Real Estate Board

Building Details

ParkingTotal: 2
Heating: Forced air
ArchitecturalStyle: Bungalow
Sewer: Septic System

Amenities & Features

Waterfront available: No
AttachedGarageYN: No
CarportYN: No
CoolingYN: Yes
Cooling: Central air conditioning
OpenParkingYN: No
GarageYN: No
PoolYN: No
CommunityFeatures: Community Centre
Total Fireplaces: 1