



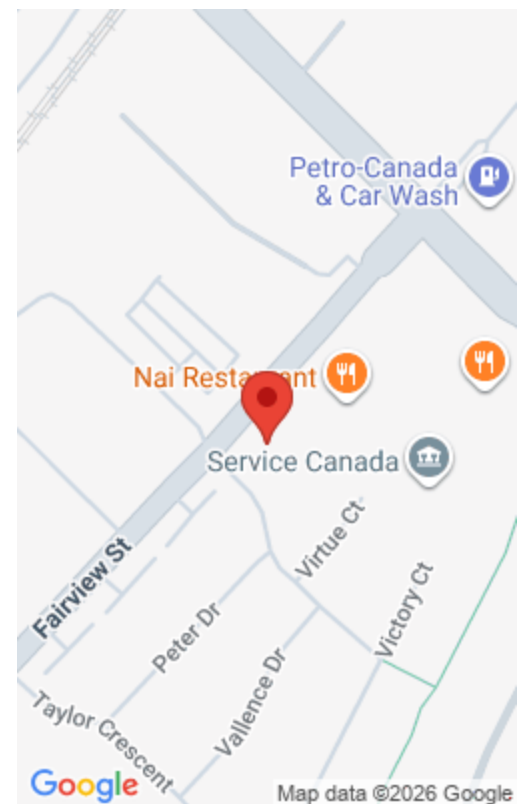
**\$469,000**

## **4450 FAIRVIEW ST #304, BURLINGTON, ON L7L 7K7, CANADA**

<https://www.gtarealestates.com>

This bright and spacious 1 bed + den condo is in a prime Burlington location. Enjoy LOW condo fees and a smart layout with an open living area and a den featuring a closet, perfect for a home office or guest space. Ideal for commuters with Appleby GO Station just minutes away and quick access...

- 2 beds
- 1 bath
- Single Family
- Single Family
- 700 - 799 sq ft



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## Rooms & Units Descr

**UnitNumber:** 304

**RoomType1:** Living room

**RoomLevel1:** Main level

**RoomLength1:** 5.49

**RoomWidth1:** 5.18

**RoomDimensions1:** 5.49 m X 5.18 m

**RoomType2:** Kitchen

**RoomLevel2:** Main level

**RoomLength2:** 3.28

**RoomWidth2:** 2.74

**RoomDimensions2:** 3.28 m X 2.74 m

**RoomType3:** Primary Bedroom

**RoomLevel3:** Main level

**RoomLength3:** 3.28

**RoomWidth3:** 3.48

**RoomDimensions3:** 3.28 m X 3.48 m

**RoomType4:** Den

**RoomLevel4:** Main level

**RoomLength4:** 2.57

**RoomWidth4:** 2.06

**RoomDimensions4:** 2.57 m X 2.06 m

**RoomType5:** Bathroom

**RoomLevel5:** Main level

**RoomDimensions5:** Measurements not available

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## Location Details

**City:** Burlington (Shoreacres)

**Province:** Ontario

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## Property Details

**SubdivisionName:** Shoreacres

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## Property Features



**CommunityFeatures:** Pets Allowed With Restrictions,Community Centre

**HeatingFuel:** Natural gas

**Cooling:** Central air conditioning

**OpenParkingYN:** False

**AttachedGarageYN:** False

**PoolYN:** False

**WaterfrontYN:** False

**Heating:** Forced air

**CoolingYN:** True

**ParkingTotal:** 1

**GarageYN:** False

**CarportYN:** False

**ViewYN:** False

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## Miscellaneous

**AssociationFeeFrequency:** Monthly

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## Courtesy of

**OfficeName:** REAL BROKER ONTARIO LTD.

**Office ID:** 292168

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details

**ParkingTotal:** 1

**Heating:** Forced air

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## Amenities & Features

**Waterfront available:** No

**OpenParkingYN:** No

**AttachedGarageYN:** No

**GarageYN:** No

**CarportYN:** No

**PoolYN:** No

**CoolingYN:** Yes

**CommunityFeatures:** Pets Allowed With Restrictions,  
Community Centre

**Cooling:** Central air conditioning

