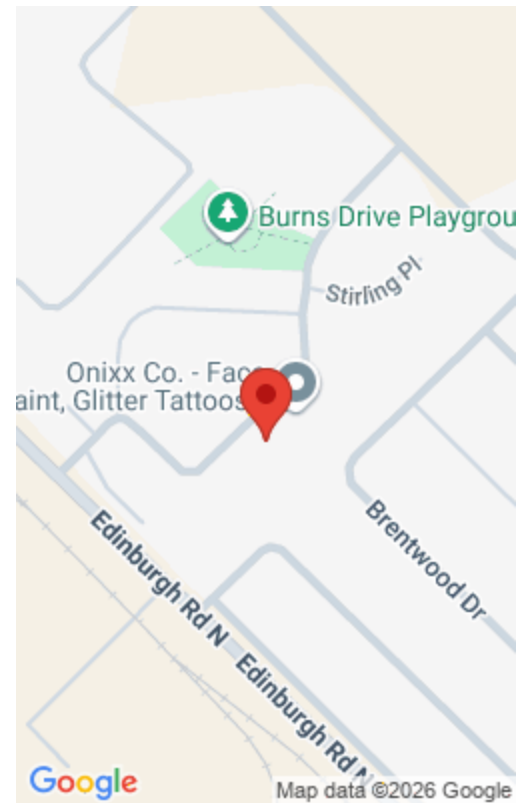


## 58 BURNS DR, GUELPH, ON N1H 6V9, CANADA

<https://www.gtarealestates.com>

Available immediately, this beautifully renovated 3-bedroom home at 58 Burns Dr. Guelph is offered for lease at \$2,550/month + 60% utilities. It combines modern updates with a bright, comfortable layout, providing a move-in-ready space designed for easy, relaxed living with thoughtful touches throughout. Located in a quiet, well-established neighborhood, the home is close to shopping,...

- 3 beds
- 1 bath
- Single Family
- Single Family
- 700 - 1100 sq ft



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## Rooms & Units Descr

**RoomType1:** Living room  
**RoomLength1:** 5.3096  
**RoomDimensions1:** 5.3096 m X 3.9898 m  
**RoomLevel2:** Main level  
**RoomWidth2:** 2.161  
**RoomType3:** Dining room  
**RoomLength3:** 3.1669  
**RoomDimensions3:** 3.1669 m X 3.0693 m  
**RoomLevel4:** Main level  
**RoomWidth4:** 2.9504  
**RoomType5:** Bedroom 2  
**RoomLength5:** 3.5112  
**RoomDimensions5:** 3.5112 m X 2.9992 m  
**RoomLevel6:** Main level  
**RoomWidth6:** 2.9504  
**RoomType7:** Bathroom  
**RoomDimensions7:** Measurements not available

**RoomLevel1:** Main level  
**RoomWidth1:** 3.9898  
**RoomType2:** Kitchen  
**RoomLength2:** 3.0998  
**RoomDimensions2:** 3.0998 m X 2.161 m  
**RoomLevel3:** Main level  
**RoomWidth3:** 3.0693  
**RoomType4:** Primary Bedroom  
**RoomLength4:** 3.4808  
**RoomDimensions4:** 3.4808 m X 2.9504 m  
**RoomLevel5:** Main level  
**RoomWidth5:** 2.9992  
**RoomType6:** Bedroom 3  
**RoomLength6:** 3.4808  
**RoomDimensions6:** 3.4808 m X 2.9504 m  
**RoomLevel7:** Main level

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## Location Details

**City:** Guelph (Riverside Park)

**Province:** Ontario

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## Property Details

**SubdivisionName:** Riverside Park  
**Levels:** 1  
**FrontageLength:** 40 ft  
**LeaseFrequency:** Monthly

**ArchitecturalStyle:** Bungalow  
**Stories:** 1  
**Lease:** 2550.00  
**LeaseTerm:** Monthly



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## Property Features

**Fencing:** Fenced yard

**Heating:** Forced air

**CoolingYN:** True

**ParkingTotal:** 3

**GarageYN:** True

**CarportYN:** True

**ViewYN:** False

**Sewer:** Sanitary sewer

**Flooring:** Laminate,Tile

**HeatingFuel:** Natural gas

**Cooling:** Central air conditioning

**OpenParkingYN:** False

**AttachedGarageYN:** False

**PoolYN:** False

**WaterfrontYN:** False

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## Courtesy of

**OfficeName:** EXECUTIVE REAL ESTATE SERVICES LTD.

**Office ID:** 286296

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details

**ParkingTotal:** 3

**ArchitecturalStyle:** Bungalow

**Heating:** Forced air

**Sewer:** Sanitary sewer

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## Amenities & Features

**Waterfront available:** No

**OpenParkingYN:** No

**AttachedGarageYN:** No

**GarageYN:** Yes

**CarportYN:** Yes

**PoolYN:** No

**CoolingYN:** Yes

**Cooling:** Central air conditioning

