



AREA: Byron
TYPE: One Floor
AGE: 46 Years
POSSESSION: 90 Days (Flex)
TAXES: \$3,571 (2017)
HEAT/COOL/ELECTRICAL: Efficient Gas Furnace (10 years) & Central Air (1 year), Humidifier (5 years) 100 Amp Panel.
RENTAL ITEM: Water Heater
BEDROOMS: 3
BATHROOMS: 2
PARKING: Double Paved Drive & Attached Double Garage with inside entry and Auto Door Opener & Controls.
INCLUSIONS: Central Vacuum, Dishwasher, OTR Microwave, Garburator and Blinds.



465 Belvedere Place, London, ON

\$349,900 MLS: 608714

Located on small quiet cul-de-sac steps to Belvedere Park! Situated on pool sized landscaped private lot with gorgeous gardens, large sundeck off kitchen and dining room with lovely gazebo...truly an oasis after a long work day. Your own backyard paradise! Immaculate one floor with newer shingles, windows replaced, efficient furnace (10 years), central air (1 year) and gardens. Gleaming hardwood in living and dining rooms. Eat-in white kitchen. 3 bedrooms plus updated full bath. Cozy gas fireplace in recreation room. 2nd full bath in lower level plus laundry, storage and furnace room. Inside entry to spacious double garage on this level too. This sunny home is perfect for starting out or winding down.



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