

# \$2,800 - 206 6th Avenue E, Owen Sound

MLS® #X12416742

**\$2,800**

4 Bedroom, 2.00 Bathroom,  
Single Family on 0.00 Acres

Owen Sound, Owen Sound, Ontario

Welcome to this charming 2-storey, 4-bedroom, 2-bath home located in one of the area's most sought-after neighborhoods. Set on a beautiful ravine lot, this home offers a rare combination of privacy and natural beauty, right in your own backyard. Enjoy quiet evenings with no rear neighbors, all from your deck and fully fenced yard perfect for kids, pets, or entertaining. Inside, you'll find a spacious and functional layout with room for the whole family. Three spacious bedrooms upstairs with a full bath makes room for all your kids. Plus the finished family room and bedroom downstairs is great for guests. Recent upgrades include a brand-new furnace and central air conditioning. A large outdoor shed provides excellent storage space for tools and yard equipment. This is a fantastic opportunity to own a solid family home in a prime location, close to all of Owen Sound's east side amenities. Come see what makes this property so special! (id:6289)



## Essential Information

|            |               |
|------------|---------------|
| Listing #  | X12416742     |
| Price      | \$2,800       |
| Bedrooms   | 4             |
| Bathrooms  | 2.00          |
| Half Baths | 1             |
| Acres      | 0.00          |
| Type       | Single Family |

TOTAL: 1343 sq. ft.  
BELOW GROUND: 365 sq. ft., FLOOR 2: 489 sq. ft., FLOOR 3: 489 sq. ft.  
EXCLUDED AREAS: UTILITY: 113 sq. ft., UNDEFINED: 10 sq. ft.  
WALLS: 140 sq. ft.  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Sub-Type Freehold

### Community Information

Address 206 6th Avenue E  
Subdivision Owen Sound  
City Owen Sound  
Province Ontario  
Postal Code N4K2T3

### Amenities

Utilities Cable, Electricity, Sewer  
Features Cul-de-sac, Ravine  
Parking Spaces 4  
Parking No Garage

### Interior

Appliances Dishwasher, Dryer, Stove, Washer, Refrigerator  
Heating Natural gas Forced air  
Cooling Central air conditioning  
# of Stories 2  
Has Basement Yes

### Exterior

Exterior Brick Facing, Vinyl siding  
Lot Description 50 x 165 FT  
Foundation Concrete

### Listing Details

Listing Office RE/MAX Grey Bruce Realty Inc.



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