

# \$249,900 - 2112 Hamilton Road, Quinte West (sidney Ward)

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MLS® #X12451982

**\$249,900**

2 Bedroom, 1.00 Bathroom,  
Single Family on 0.00 Acres

Sidney Ward, Quinte West (sidney Ward),  
Ontario

Set on a 73x150 lot on the outskirts of Trenton, this 2-bedroom, 1-bathroom bungalow blends a peaceful country feel with the convenience of being close to town. Only minutes from amenities, 5minutes to CFB Trenton, and with quick access to the 401, its a great fit for commuters, first-time buyers, investors, or contractors looking for their next project. Enjoy low utility costs thanks to a natural gas furnace and gas hot water heater, both located in the crawlspace. The home features vaulted ceilings throughout. From the front deck, take in views of a serene meadow across the road where wildlife often wanders. The private lot is framed by mature trees and features a generous backyard with a fire pit for summer evenings, plus an oversized garden/utility shed for storage or hobbies. With strong potential in a sought-after location, this property is ready for you to make it your own. (id:6289)



## Essential Information

|           |           |
|-----------|-----------|
| Listing # | X12451982 |
| Price     | \$249,900 |
| Bedrooms  | 2         |
| Bathrooms | 1.00      |
| Acres     | 0.00      |

|          |               |
|----------|---------------|
| Type     | Single Family |
| Sub-Type | Freehold      |
| Style    | Bungalow      |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 2112 Hamilton Road        |
| Subdivision | Sidney Ward               |
| City        | Quinte West (sidney Ward) |
| Province    | Ontario                   |
| Postal Code | K8V5P8                    |

### Amenities

|                |                                                       |
|----------------|-------------------------------------------------------|
| Amenities      | Golf Nearby, Hospital, Marina, Ski area, Fireplace(s) |
| Features       | Sloping, Rolling, Lane, Hilly, Sump Pump              |
| Parking Spaces | 5                                                     |
| Parking        | No Garage                                             |
| View           | Valley view                                           |

### Interior

|              |                                      |
|--------------|--------------------------------------|
| Appliances   | Water Treatment, Stove, Refrigerator |
| Heating      | Natural gas Forced air               |
| Cooling      | None                                 |
| Fireplace    | Yes                                  |
| # of Stories | 1                                    |

### Exterior

|                 |              |
|-----------------|--------------|
| Exterior        | Vinyl siding |
| Lot Description | 73 x 150 FT  |
| Foundation      | Block, Stone |

### Listing Details

|                |                                 |
|----------------|---------------------------------|
| Listing Office | ROYAL LEPAGE PROALLIANCE REALTY |
|----------------|---------------------------------|



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