

\$375,000 - 158 13th Street W, Owen Sound

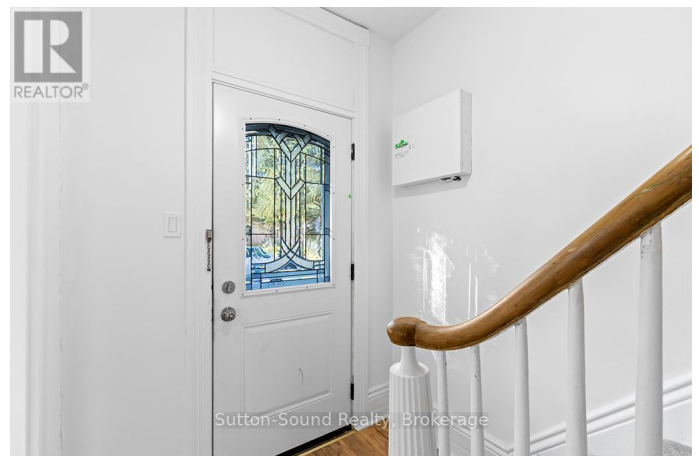
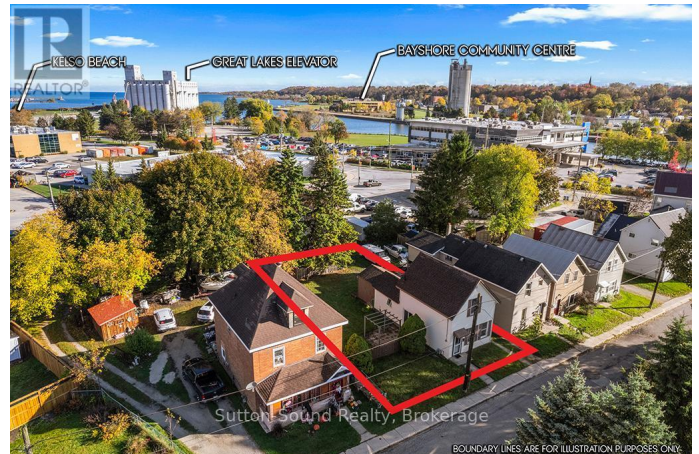
MLS® #X12475578

\$375,000

2 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Owen Sound, Owen Sound, Ontario

Discover this 2-storey home on Owen Sound's sought-after west side, just steps from the harbour and the exciting new Harbour West development. This up-and-coming area offers a blend of convenience and opportunity - perfect for homeowners and investors alike. Offering approximately 1,100 sq. ft. of living space, the home features 2 bedrooms and 1.5 bathrooms, with the potential for a third bedroom or main floor den. The bright main level includes a sliding door walkout to the partially fenced backyard, ideal for relaxing or entertaining. The property sits on a spacious 51' x 97' lot and offers a shared mutual driveway with two parking spaces at the back, plus the possibility of adding another space at the front. With MC zoning, this home presents multiple investment and redevelopment possibilities. Additional highlights include an attached unfinished addition providing extra storage or workshop space, plus two storage sheds, forced air natural gas heat, a new roof (2021) and all brand new appliances (2025). Upstairs, both bedrooms have been reinsulated, newly drywalled, and freshly painted. This is an affordable option for first-time buyers or anyone looking to get into the market and add some equity to their home while enjoying a great location close to parks, trails, shopping, the harbour, and all the amenities Owen Sound has to offer. Whether you're searching for your first home, an income property, or a smart investment for the future, this one is worth a look! (id:6289)



Essential Information

Listing #	X12475578
Price	\$375,000
Bedrooms	2
Bathrooms	2.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	158 13th Street W
Subdivision	Owen Sound
City	Owen Sound
Province	Ontario
Postal Code	N4K3W4

Amenities

Amenities	Marina, Public Transit
Utilities	Cable, Electricity, Sewer
Parking Spaces	2
Parking	No Garage
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Water Heater, Water Heater - Tankless, Dishwasher, Dryer, Microwave, Storage Shed, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Cooling	None
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Lot Description	51.2 x 97.5 FT under 1/2 acre
Foundation	Stone

Listing Details

Listing Office

Sutton-Sound Realty



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