

WELCOME TO
1029 TAGAKTALUK CRESCENT
\$259,000
TUKTOYAKTUK

5269

JIM WELLER

WORK 867.669.2112

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ROOM SIZES

Living Room 13 X 13	Dining Room 7 X 10	Kitchen 15 X 10			BATHS 2 Full	
Primary Bedroom 13 X 10	Bedroom 18 X 10	Bedroom 13 X 8	Bedroom 9 X 10		Storage 13 X 6	Basement
				Make: Model: Serial #:	Foyer / Entry 5 X 6	Deck Wrap Around 3 Sides

HEAT

INSULATION

BUILDING

LOT

Type H/W OIL	Ceiling: R 40	Sq. Ft. 1800	Lot Size 29000
Annual Cost \$6,875.00	Walls: R 20	Age 1989	Garage
Litres Over Last 12 Mo. 3125 L	Floor: R 20+	Lot 1029	Parking Gravel
	Skirting: R	Block	Unit
		Plan 1941	

SPECIAL FEATURES /FURNISHINGS:

This 2 storey 1800 sf 4 bedroom (potentially 5), 2 bathroom home was built in 1989 and is located in the quiet subdivision of Reindeer Point, just 5 km from the town centre.

There have been numerous renovations in the past two years: triple pane windows, new insulated porches and exterior doors, new steps and landings, deck and siding repairs, new laminate on the ground floor, interior repainting, LED lighting, 5 appliances, hot water tank. As well, the driveway has benefitted from 250 M2 of gravel fill.

Other features include hot water radiant heating, double wall fiberglass fuel tank, and durable metal roofing.

On a summer sale, owner will have piles certified prior to closing.

Price Includes: Fridge, Stove, Washer, Dryer, Freezer, Drapes and the home comes semi-furnished.

FOUNDATION

Wood Pilings

PROPERTY TAXES

Amount/yr \$681 2022

Tenure Fee Simple

Fees

Area Mackenzie Delta

