

WELCOME TO  
11 WOODLAND DRIVE  
\$319,900  
HAY RIVER

5572

MOLLY MILLIGAN

WORK 867.669.2107

CELL 867.688.0303



ROOM SIZES

Living Room 12.8 X 14.8	Dining Room 12.8 X 11.9	Kitchen 12.8 X 11.9	Family Room 14.9 X 15.9		BATHS	1 Half, 1 Full
Primary Bedroom 11 X 12.8	Bedroom 14 X 12.5	Bedroom 14 X 12.5	Bedroom 12.3 X 10.6		Storage	Basement Partially Finished
				Make: Model: Serial #:	Foyer / Entry	Deck

HEAT

INSULATION

BUILDING

LOT

Type F/A PROPANE	Ceiling: R Walls: R Floor: R Skirting: R	Sq. Ft. 1583 Including Basement	Lot Size 8600
Annual Cost		Age 1963	Garage
Litres Over Last 12 Mo.		Lot 345	Parking 4+
		Block Plan 360	
		Unit	

SPECIAL FEATURES /FURNISHINGS:

Looking for that perfect family home?! This spacious and stylish 4 bedroom is sure to tick all the boxes! Step inside and be greeted by a ton of natural light from the large windows. The main living space offers a spacious kitchen with a propane stove and a charming farmhouse apron sink. The wood and pellet stoves provide a cozy ambiance while keeping the house warm and heating costs down. In the summer enjoy the expansive deck, the perfect spot for entertaining. The deck leads to a brand new, fully fenced yard, great for kids and those furry friends. Situated close to schools and the nearby Riverside trail offers an excellent place for leisurely walks. Don't miss out on this move-in ready home!

**Price Includes:** Fridge, Stove, Washer, Dryer, Dishwasher

FOUNDATION

Concrete

PROPERTY TAXES

Amount/yr \$2084.97

Tenure Fee Simple

Fees

Area

