

WELCOME TO

29 BROMLEY DRIVE

\$685,000

6419

ROD STIRLING

WORK 867.669.2115

CELL 867.446.1046

C



ROOM SIZES

Living Room 24.3 X 15.11	Kitchen 15.4 X 10.8	Family Room 15.4 X 24.11			BATHS 2-4pc, 1-3pc Ensuite	
Primary Bedroom 13.7 X 12.6	Bedroom 10.11 X 13.6	Bedroom 9.4 X 11.3	Bedroom 10 X 10.1	Bedroom/Office 9.1 X 10.3	Storage	Basement Heated CrawlSpace
				Make: Model: Serial #:	Foyer / Entry	Deck Upper 12x16 Lower 8x12

HEAT

INSULATION

BUILDING

LOT

Type	PROPANE IN-FLOOR	Ceiling: R 55	Sq. Ft.	2204	Lot Size	5747
Annual Cost	\$4,000.00	Walls: R 28			Garage	Double Attached & Heated
Litres Over		Floor: R	Age	1993	Parking	Triple gravel plus RV parking
Last 12 Mo.	Estimate per year	Skirting: R	Lot 15	Block 508	Plan 1160	Unit

SPECIAL FEATURES /FURNISHINGS:

Located in an established family neighborhood close to schools, the hospital and rec facilities. A rare find with 5 BR's and 3 baths. Over 2100 sq on two levels plus a heated crawlspace that houses the mechanical systems and offers a heated storage space.

The main level features two bedrooms, a full bathroom and a huge family room. Entry thru sliding doors to the brand new pressure treated deck with s solid foundation on the rock, could easily support a hot tub.

The upper level features 3 bedrooms, 2 baths, the kitchen, dining and living room. The living room features a pellet stove and cathedral ceilings. The dining area accesses the new pressure treated upper deck. The primary bedroom features a walk-in closed and a 3 pc ensuite bath.

Recent upgrades featuring brand new pressure treated upper & lower decks, a brand new propane boiler and hot water tank. Re-shingled roof 2020, new microwave. Flooring and painting required as interior upgrades.

Price Includes: Fridge, stove, dishwasher, blinds and garage door opener.

FOUNDATION

Concrete Pinned to Bedrock

PROPERTY TAXES

Amount/yr \$5919.53 2025

Tenure Fee Simple

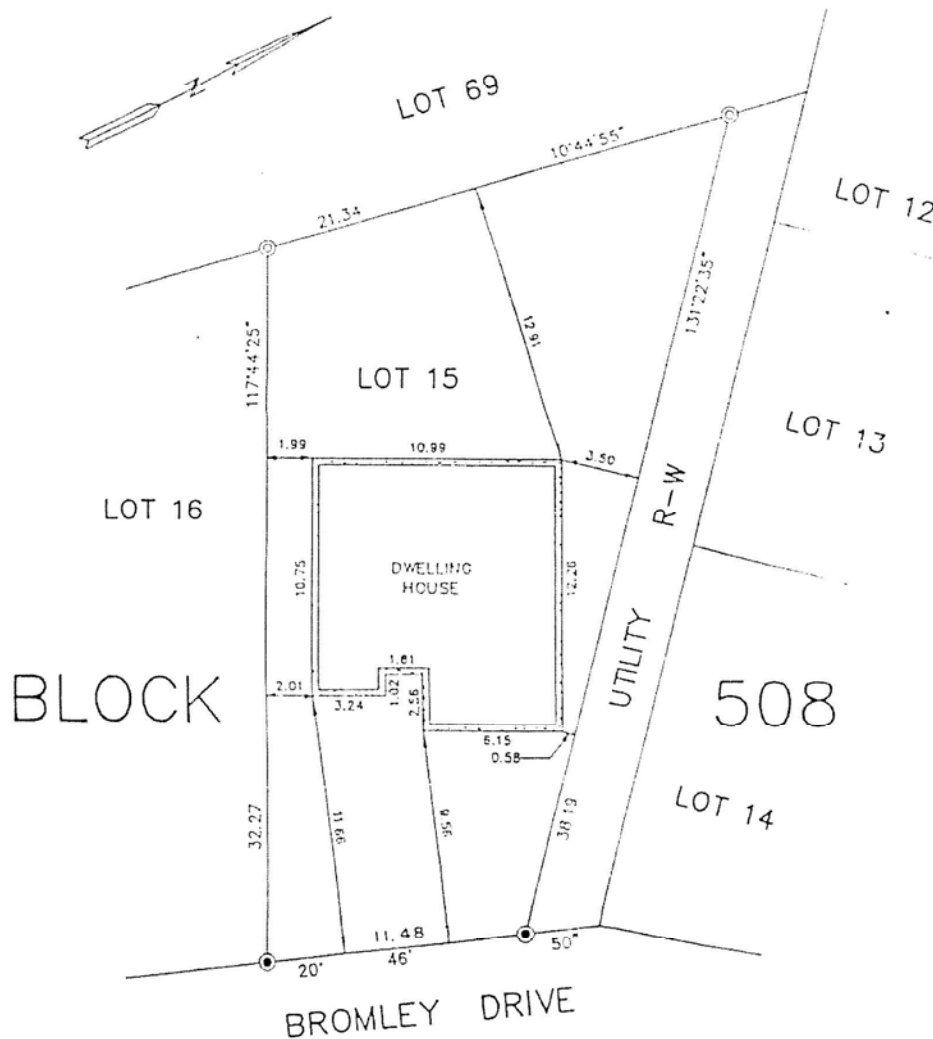
Fees

Area Frame Lk South

Thomson Underwood McLellan Surveys Ltd.

P.O. BOX 2545
YELLOWKNIFE, N.W.T.
X1A 2P8
PH: (403) 873-5792
FILE NO:

I certify that this plan shows the location of the Dwelling House erected on Lot 15, Block 508, in the City of Yellowknife, N.W.T. (Plan 64076, C.L.S.R. No. 1160, L.T.O.), and that the measurements are correct as shown.
I further certify that there are no encroachments on the said lot, neither from without nor from within.



NOTE:

DISTANCES HAVE BEEN CONVERTED FROM FEET TO METRES

SCALE: 1=250 METRES

Unless otherwise specified, the dimensions shown relate to distance found from property boundaries to foundation walls only at the date of survey. There are no measurements pertaining to footing, roofing, etc. This plan is for the protection of the Mortgagee only and is not to be used for the location of the property lines. We accept no responsibility for the unauthorized use.

Stephen Underwood C.E.S.
Dated this 23 day of OCT. 19 92

Thomson Underwood McLellan
Surveys Ltd.



29 Bromley Dr, Yellowknife, NT

Main Building: Total Exterior Area Above Grade 2204.01 sq ft



Main Floor
Exterior Area 945.31 sq ft



2nd Floor
Exterior Area 1258.70 sq ft

PREPARED: 2025/08/31

White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

