

# BÔVELL



# FOR SALE

## KYD\$1,150,000

Current

## Motivated Seller! Charming Family Home on Phelan Close, GT- Priced at 2023 Valuation!



This property is priced to sell at its 2023 valuation, offering exceptional value in a highly desirable location! Have you been searching for the perfect home on a quiet, well-established street while still being close to town and schools? This beautiful property, situated on a secluded close ensures an alluring location and a friendly neighbourhood community for you and your family. The property comprises a one-story single-family home of 3,203 sq ft on 0.

Location: George Town

MLS: 418631

Built: 1994



Contact James

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# Motivated Seller! Charming Family Home on Phelan Close, GT– Priced at 2023 Valuation!

- Breakfast
- Den
- Furnished: Yes
- Living Room
- Oven: Yes
- Refrigerator
- Storm Windows
- Washer/Dryer: Yes

- Carport: Yes
- Dining Area
- Kitchen
- Microwave
- Patio
- Septic
- Stove: Electric
- Well

- City Water
- Dishwasher
- Kitchen area
- Multi-Zone AC
- Porch: Unscreened
- Stories: 1
- Utility Room

## ADDITIONAL INFORMATION

Aprx Water Frontage	No	Furnished	Yes	Title	Motivated Seller! Charming Family Home on Phelan Close, GT– Priced at 2023 Valuation!
Class	Existing	Construction	Block	Land Certificate	Not Issued
Floor Level	1	Stories	1	Foundation	Slab

## RUNNING COSTS

Sewage in Maintenance Costs	No	AC in Maintenance Costs	No	Gardening in Maintenance Costs	No
TV in Maintenance Costs	No	Insurance Included in Maintenance	No	Pest in Maintenance Costs	No