

Kings County

**397/399 Main Street**

\$735,000



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## Description

Amazing opportunity to get into this new construction duplex bungalow directly across the street from the Paragon Golf Course in the community of Kingston. You can live in one side and rent the other with this newly built home featuring 1100 square feet of living space on one level on each side with an attached single garage and an open concept floor plan. Entering the home you will be impressed with the spacious main living area which connects to the well

appointed kitchen featuring stainless steel appliances, tile backsplash and a large island with a counter height eating bar. The hallway off of the kitchen leads to 2 large bedrooms as well as access to the large private rear yard. Both bathrooms are well appointed with one featuring laundry hook ups as well as additional storage spaces. Kingston is a fast growing community and this property is in a fantastic location within walking distance to Superstore, golf and and other amenities. Be sure to book your private viewing of this great property before it is gone. HST included in list price.

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## Specifications

MLS <sup>®</sup> Number	202513717
Class	Residential
Type	Duplex
Bedrooms	2
Bathrooms (full/half)	1/1
Main Living Area	1,100 sq. ft.
Total Living Area	2,200 sq. ft.
Garage	Attached 22'2 X 12'11
Flooring	Vinyl Plank
Heating	Baseboard,Heat Pump -Ductless
Fuel Type	Electric
Water Source	Drilled Well
Sewage Disposal	Municipal

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## Room Sizes

Main Floor

Living Room	22'6
Kitchen	11'3
Bath 1	10'8
Bath 2	10'8
Primary Bedroom	12'7
Bedroom	12'2

## Income Information

Rental Income	Potential
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## Location



# Photos





