



# 495 BRIDGMAN AVENUE

BURLINGTON



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# Welcome to 495 Bridgman Avenue

Ever hear the words “location, location, location”, and end up being disappointed? You won’t be at 495 Bridgman Avenue. Within walking distance to downtown and all it has to offer, right around the corner from the YMCA and Central Park, this 2 + 1 bedroom home, with an in-law set up is ideally located. Main floor with living room, family room addition with a gas fireplace, 2 bedrooms, main bath and kitchen.

Investors will love the fact that there’s a separate entrance to the lower level with a second kitchen, a 3-piece bath, a bedroom and a recreation room. Solid floors through the main level on a 50’ x 125’ lot at the corner of Caroline and Bridgman! All you need to do is move in!

 50 x 125 Feet

 \$4,273 / 2022

 2+1

 2



## Room Measurements

### MAIN LEVEL

Kitchen	11'9" x 7'10"
Living Room	16'10" x 14'6"
Dining Room	10'11" x 9'3"
Family Room	14'10" x 15'5"
Bathroom	4 Piece
Primary Bedroom	12' x 9'5"
Bedroom	9'5" x 8'5"

### LOWER LEVEL

Kitchen	17' x 8'
Bedroom	7' x 19'10"
Bathroom	3 Piece
Rec Room	17' x 13'
Storage Room	
Laundry Room	