

WELCOME TO
70 Flamboro Street



WOOLCOTT
REAL ESTATE



Character, Convenience and Charm

Welcome to 70 Flamboro Street, a delightful 1+1 bedroom, 2 bathroom bungalow in the heart of Waterdown's vibrant downtown, mere steps from cafés, shops and scenic trails. This gem sits on an oversized lot — one of the area's largest, brimming with potential for a dream backyard, garden or future expansion.

Inside, gleaming hardwood floors and abundant natural light create a warm, inviting atmosphere. The modern galley kitchen features white cabinetry, a subway tile backsplash & a window overlooking the beautiful lot. The spacious bedrooms with large windows offer a bright, airy retreat. Enjoy the fully finished basement where you'll find a versatile rec room, a contemporary three-piece bathroom & ample storage.

Outside, the expansive lot with mature trees offers privacy & room to relax or entertain. With ample driveway parking & proximity to Aldershot GO Station, this home combines convenience & opportunity.





820 Sq. Ft.



\$6,747 / 2024



1+1



2



Room Measurements

MAIN LEVEL

Kitchen	12'9" x 8'9"
Living Room	18'5" x 13'7"
Primary Bed	10'4" x 12'8"
Bathroom	4 Piece

LOWER LEVEL

Rec Room	30'9" x 10'
Bedroom	12'7" x 11'5"
Bathroom	3 Piece
Laundry	



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BROKER

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REALTOR®

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