

WELCOME TO
54 Nelson Street



WOOLCOTT
REAL ESTATE



Peaceful Neighbourhood Living

Tucked at the end of a quiet dead-end street, 54 Nelson Street offers the privacy and calm of small-town living with every convenience within reach. Stroll to charming Dundas Street shops, the beloved Copper Kettle Café, and Waterdown Memorial Park, while Smokey Hollow Waterfall and scenic Rockcliffe Trails are just minutes away. Quick highway access makes commuting a breeze.

This meticulously maintained bungalow sits on an impressive 75 x 145 ft lot in one of Waterdown's most sought-after mature neighbourhoods — where tree-lined streets, established homes, and a true sense of community define everyday life. Sun floods the living room through a classic bay window, creating a warm and inviting heart to the home.





1,056 Sq. Ft.



\$6,701 / 2025



3+1



2





Cook & Connect

Sun floods the living room through a classic bay window, creating a warm and inviting heart to the home.





Room For Everyone

With 3+1 bedrooms and 2 full bathrooms, there's room for the whole family.





Versatile Basement Space

The walk-up basement with separate entrance offers exceptional flexibility — ideal for multigenerational living or welcoming extended family with comfort and privacy.





Expansive Backyard

Outside, the deep lot invites gardens, entertaining, and play, all wrapped in the quiet of a no-through-traffic street. Opportunities to own in this cherished core neighbourhood are rare.

The oversized 2-car garage handles vehicles, hobbies and storage with ease.



Room Measurements

MAIN LEVEL

Living Room	17'6" X 11'6"
Dining Room	9'11" X 9'7"
Kitchen	11'1" X 9'2"
Bedroom	12'9" X 9'5"
Bedroom	8'11" X 11'7"
Bedroom	8'11" X 8'
Bathroom	4 Piece

LOWER LEVEL

Family Room	20'11" X 11'2"
Rec Room	22'8" X 16'
Bedroom	11'8" X 9'6"
Laundry	11'2" X 11'1"
Bathroom	3 Piece





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BROKER

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