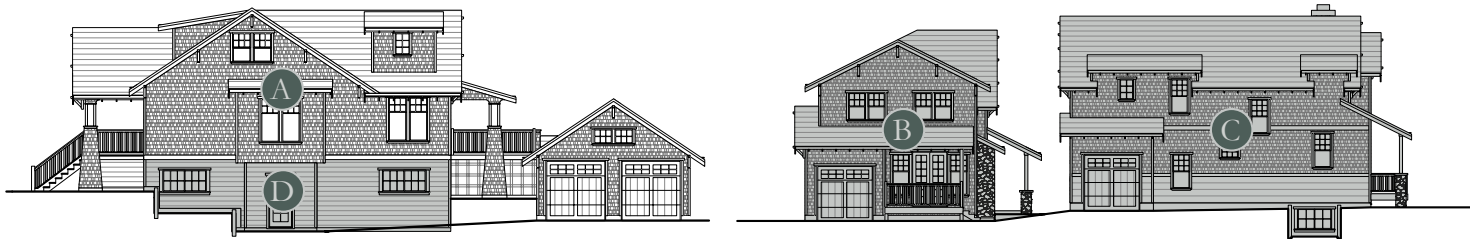


A 1199 12th STREET

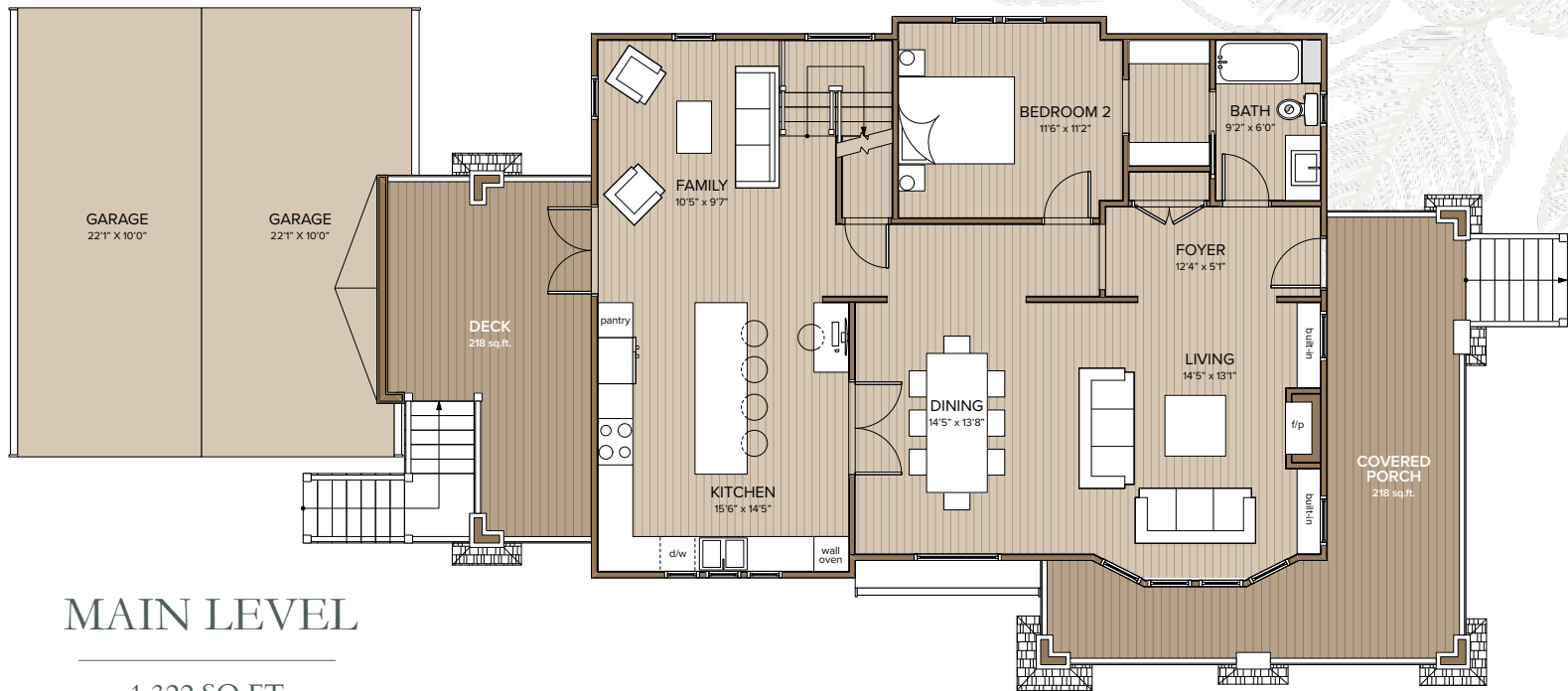
The Heritage House is entered through a generous covered verandah into a formal vestibule. A bright, large living/dining room features traditional built-in cabinets and fireplace. The generous kitchen offers extensive cabinets and a large central island and opens onto a cozy family room. Traditional French doors lead to a private deck. An ensuite bedroom completes the main level.

Upstairs are two large bedrooms, each with its own ensuite bathroom and walk-in closets. there is also a convenient laundry room. Additional storage is provided under the eaves. Parking is provided in a private garage. The total area is approximately 2271 sq.ft. plus 280 sq.ft. covered verandah and a 190 sq.ft. rear deck.



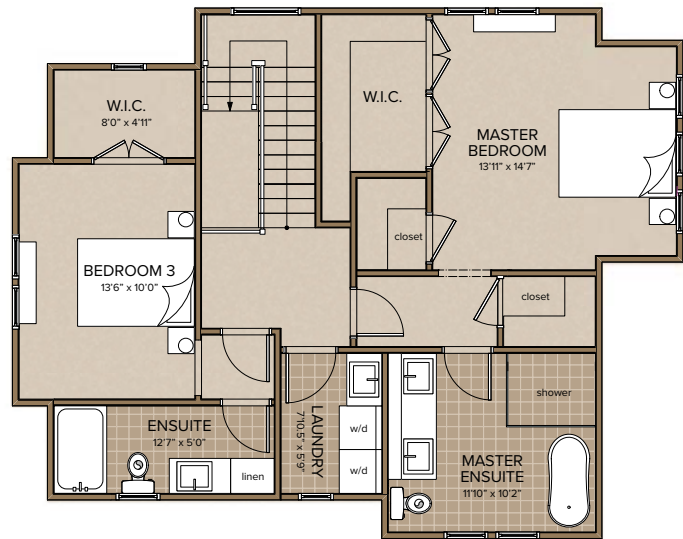
AMBLESIDE MEWS





MAIN LEVEL

1,322 SQ FT



UPPER LEVEL

949 SQ FT

1199 12th STREET

3 BEDROOM, LIVING: 2,271 SQ FT approx.
PLUS APPROX 476 SQ FT OF COVERED PORCH AREA

Floorplans are representations only and may not be accurate. E.& O.E.

