

*Welcome to...*



*164 Woolverton Road*  
*Grimsby, Ontario*

**Features:**

- Spacious Bungalow
- Over 2500 sq. feet of Living Space
- Two Full Bathrooms
- Five Bedrooms
- Fully Finished Lower Level/ Wet Bar
- All Appliances Included
- Custom Kitchen by Old School Cabinetry (2018)
- Reverse Osmosis System
- Hydronic Heating System
- Updated Windows/Doors
- Main Floor Laundry
- Wood Burning Fireplace
- Detached 1000 sq. feet Garage (Hydro and Heat)
- 200 Amp Service
- Steel Roof
- Above Ground Salt Water Pool



**Lot Size: 125 ft x 207.67 ft**

**Property Taxes 2020: \$3510.29**

**Possession: 30-60 days**



**Laura Carbell-Gillis B.A.**  
Sales Representative

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