



**Giovanni Boni**  
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Royal LePage Locations North (Thornbury), Brokerage  
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**Cross Property Client Full**

**127 ALFRED STREET W #80**  
**Thornbury, ON N0H 2P0**  
**Grey County/ Blue Mountains (The)/**

**Residential/ Condo/ For Sale**  
**Active**

**Price: \$285,000.00**



MLS@#: **217225**  
List Date: **23-Aug-2019** Bedrooms (AG/BG): **2 ( 2/ 0)**  
Bathrooms (F/H): **1 ( 1/ 0)**

Type: **Attached/Row**  
Style: **2 Storey**

Sqft Above Grade: **1,145** Sqft Below Grade: **0**  
Sq Ft Finished: **1,145** Sq Ft. Unfinished

Sq Ft Source: **Floor plan(s)**

New Construction: **No** # Rooms: **7**  
Title/Ownership: **Condominium** Recreational: **No**

Fronting On: **West** Year Built/Desc: **1980/ Completed / New**

Access: **Municipal road, Year Round**

Driveway Spaces/Type: **0/ Mutual/Shared/ Asphalt**

Waterfront: **No** WF Exposure:

Leased Land Fee:

Public Remarks: **Applejack condo in Thornbury! This 2 bed, end unit townhouse is the ideal first home, family home or weekend retreat, it's close to everything Thornbury and The Blue Mountains have to offer. The main floor features an open plan kitchen/living area with new Napoleon gas fireplace (2013), walk out to a private patio and laundry nook. Head upstairs and you'll find a spacious master bedroom with access to a large balcony, a guest bedroom and a shared 4pc bathroom. Outside you'll find a stone patio with privacy fence and storage locker for bikes, skis and snowshoes! Enjoy all the amenities the Applejack community has to offer including; 2 outdoor pools, clubhouse and tennis courts. Located across from the baseball diamonds, Skateboard Park and off leash Dog Park and walking distance to downtown Thornbury, beaches and picturesque trails. A short drive from private ski clubs, Blue Mountain and all area amenities.**

Directions: **Off HWY 26 (In Thornbury) Turn onto Elma St, Turn Right onto Alfred St, Condos are on the Left.**

**Interior Features**

Interior Features: **Carbon Monoxide Detector, Main Floor Laundry, Smoke Detector**  
Basement: **None/ None/** Fireplace: **Natural Gas**  
Heat Primary/Sec: **Baseboard/**  
HVAC: **None** Foundation: **Concrete Block**  
Under Contract \$: UFFI: Furnace Age: **2013**  
Under Contract/Rental Items: **None** Plumbing Age:

**Exterior Features**

Add'l Monthly Fees: Exposure: Pool: **Community**

Exterior Finish: **Vinyl Siding**

Restrictions: **Subdivision Covenants**

Services: **Cable, Cell Service, Electricity, Garbage/Sanitary Collection, Natural Gas, Recycling Pickup, Telephone**

Topography: **Flat** Alternative Power:

Roofing: **Shingles** Yr Roof Surface Replaced:

Water/Supply Type: **Municipal/** Sewage: **Municipal Sewers**

Exterior Features: **Seasonal Living, Tennis Court, Year-Round Living**

Site Influences: **Dog Park, Park, Playground Nearby, Rec./Community Centre, Shopping Nearby, Skiing, Trails**

**Inclusions/Exclusions**

Inclusions: **Refrigerator, Stove**

Exclusions: **NONE.**

**Condominium**

Condo Name: **Applejack** Property Mgr/Phone: **E&H Property Management/**

Condo Corp.#: **NO. 15** Condo Fee: **334.00** Fee Remarks:

Condo Corp. Yr End: **31-Aug-2019** Pets Permitted: **Yes** Status Certificate/Date: /

Laundry Access: Locker #/Info: / **None**

Parking Type #1: **Unassigned** Parking Type #2:

Condo Amenities: **BBQs Permitted, Club House, Tennis Court, Visitor Parking**

Included In Costs: **Garbage Removal, Ground Maintenance/Landscaping, Snow Removal**

Lease Requirements: Pets Permitted: **Yes**

Property Mgr/Phone: **E&H Property Management/**

**Tax Information**

Roll#: **424200001813980** Local Improve Fee/Comments /

Pin#: **378150017** Zoning: **Residential** Taxes/Year: **\$1,248/ 2019**

Assessment \$/Year: **\$138,000/2019** Survey/Year: **No** Survey Type:

Legal Description: **See Documents**

**Rooms**

Room	Level	Dimensions	Features
Living Room	M	16'2"x11'11"	
Kitchen	M	8'9"x8'4"	
Dining Room	M	13'x10'7"	
Laundry Room	M	3'x4'	
Master Bedroom	2	16'2"x14'6"	
Bedroom	2	16'2"x8'11"	
Bathroom	2	9'4"x6'7"	4-Piece

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Client Full Report

Date Printed: 10/08/2019

Prepared By: Giovanni Boni, Salesperson

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