

House

1472 sq ft 5 bedrooms, 2 bathrooms, energy efficient bi-level built in 1981



Features

- new water softener 2008
- new vinyl siding 2006
- new windows 2005, triple pane low E with argon
- R44 walls, 2 -2x4 walls with insulation cavity between
- R 60 ceiling
- Wood basement, R 32 basement walls
- Wood floor in majority of basement, cement floor in mechanical room
- Electric forced air heating and passive solar heat
- Septic tank
- 8 x 12 maintenance free patio, 2006
- Satellite internet, Star choice TV
- Weeping tile around the foundation and underneath the basement floor

Main Floor

Kitchen

- 13'7 x 10'2
- Large kitchen with oak cupboards
- lazy susans in 3 corner cupboards
- pot and pan pull outs
- built in solid wood cutting board
- built in dishwasher
- range fan
- sliding door to laundry / pantry



Dining Room

- 13'7 x 11'8



Living Room

- 19'0 x 14'4 and 6'4 x 4'
- trophy cabinet with glass doors
- built in book shelf
- carpet



Master Bedroom

- 13' x 10'
- his and her closets
- carpet



Bedroom 2

- 12'0 x 9'7
- walk in closet (5'8 x 4'3) with built in 32"x20" dresser
- laminate flooring



Bathroom

- 9'3 x 8'4
- 4 piece bath with 5 foot vanity



Features

- 6'0 linen closet off bedroom hallway
- main floor laundry/pantry 13'7 x 7'10
- spacious entry (10'8 x 6'0) with 6' closet

Lower Level

Multi Purpose Room



- 23'2 x 17'2

Bedroom 3 (12'3 x 9'7)



Bedroom 4 (10'8 x 9'3)

Bedroom 5 (13'6 x 8'8)



Bathroom



- 9'3 x 5'0
- 4 Piece Bathroom



Mechanical Room

- electric forced air furnace
- VanEE air to air heat exchanger
- 2 pressure systems, one piston pump for drinking water well. Tested, safe for babies. second back-up pump included
- one jet pump on dugout, used for cattle shed, barns, garden and 2 yard hydrants. Systems are set up so that each system can supply all the water.
- sewer pump for septic tank pump out
- hot water heater
- water softener. All water is softened except kitchen cold water tap
- built in Beam vacuum, with carpet head
- entry to garage

Attached Single Car Garage

- 14 x 24 with 5 x 12 basement entrance to mechanical room
- insulated and gyprocked.
- Garage door opener

Insulated Cold Storage Room Storage Room for deep freeze

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