

FEATURES & UPGRADES



66 BRIGHTON AVE



RIDEAU GARDENS



MARLAND TEAM | ROB MARLAND - BROKER OF RECORD

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RIDEAU GARDENS

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2022 Property Tax Amount: \$3,110.05

2022 Approximate Monthly Utilities: Enbridge: \$90/M | Hydro: \$150/M | Water & Sewer: \$125/M

Inclusions: Washer, Dryer, Refrigerator, Stove, Dishwasher

Rental Items: Hot Water Tank (Approx. \$56/M)

UPGRADES/RENOVATIONS

2023:

- Entire Interior Freshly Painted (excluding baths)
- Walls Re-Plastered Where Needed

2022:

- Back Exterior Painted (first and second level)
- Front Porch Stairs and Bannister Redone
- Partial Parging

2020: New Backyard Deck

2018: Roof Re-Shingled

2015:

- Second Level Balcony Rebuilt
 - Floors and Railings
 - Freshly painted

2010:

- New Membrane Applied to Main Roof
- New Shingles Added to Sub-Roofs
(including above 2nd-level bath)

2004: House Re-Wired

