



Address 19 Landing Drive

Listing Price \$299,900

MLS # 201916912

Region North & South Shore

Province PE

Postal Code C0A 1N0

List Date 7/13/2019

Class Residential

Type Condominium

BUILDING STYLE 1.5 Storey

LotSize 0.35 acres

ApxTAcre 0.35

SqFootage 1,588

BLASqFt 0

TFinSqFt 1,588

PID # 1803956

PID #2

Zoning R1

Tax Amount \$4,199

Tax Year 2019

Assessment \$323,200

Assessment Year 2019

Occupancy Tenant

Title to Land Freehold

Building Dimensions 28x32+15x24

PROPERTY SIZE Under 0.5 Acres

LAND FEATURES Landscaped, Level, Year Round Road



Virt Tour URL

Open House Start Date

Open House Start Time

Open House End Time

PROPERTY OVERVIEW

Property Overview Buyer's choice! This is the top of the line, completely turn-key, fully furnished Cavendish cottage located in the coveted private and tranquil Driftwood Landing sub-division in the heart Anne's land, the Island destination. This year-round custom-built cottage of top-quality materials and workmanship boasts a very high-end Chef's kitchen with superb cabinetry, ample storage, granite counter tops, large and small stainless steel appliances, and an absolutely huge working island with ample seating ideal for entertaining. Imagine cleaning up afterwards at the sink while looking out over the ocean. The focus of the open-concept living room is the enviable hide-away entertainment center with the inviting propane fireplace. Main floor also features spacious Master bedroom, large 4pc. bath room with laundry, and direct access to the garage with attic storage. The upstairs open-loft family room offers more fabulous ocean views and comes with 2 more bedrooms and a 2pc. bath. All the beautiful quality furnishings, décor, and tech toys are included with the sale as well as all outside patio furniture, decorations, propane BBQ; and note the handy outdoor shower! (Note: annual tax reflects out of province ownership)

PDS Completed Yes

Sold As Is, Where Is No

Directions to Property

From Rte 6 and Rte 13 intersection in Cavendish, continue east on Rte 6, turn left onto Landing Drive, property on left, civic 19.

INCLUSIONS, EXCLUSIONS AND PROPERTY FEATURES

APPLIANCES Barbeque, Stove, Dishwasher, Dryer,

WASHER Washer, Microwave Rng Hd Combo,

INCLUDE Refrigerator, Wine Fridge, Other

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RENTAL EQUIPMENT Propane Tank

Inclusions All contents. Property comes fully furnished inside and out.

Exclusions Personal items.

EXTERIOR FINISH Cementitious Board

GARAGE Attached, 1.5, Wired

DRIVEWAY /PARKING Double, Parking Spaces(s), Paved

BASEMENT None

FOUNDATION Concrete, Perimeter Wall,

Sign Yes

Rental Income Yes

HST Exempt from HST

Mobile/Leased Land Fees

AbvGrdBeds 3

BlwGrdBeds 0

Tbaths 2

FullBaths 1

HalfBaths 1

BldgAge 5

ApxYrBlt 2014

HEATING/COOLING TYPE Baseboard, Fireplace

FUEL TYPE Electric, Propane

WATER SOURCE Community

Waterfront No

Water Frontage Units

WATER ACCESS/VIEW Access: Ocean,

ROOM DIMENSIONS

Floor	Room	Size	Floor	Room	Size	Floor	Room	Size
Main Floor	Living Room	28x18						
Main Floor	Kitchen	combined						
Main Floor	Bath 1	13.8x9.6 4pc. with laundry						
Main Floor	Master Bedroom	13.8x12.2						
2nd Level	Bath 2	10x5.8 2pc.						
2nd Level	Bedroom	13.5x11.8						
2nd Level	Bedroom	12.2x13.8						

Compliments of **MARION ENDERT**



BLUEFIELD REALTY

Listing Office 1 - Office Name BLUEFIELD REALTY



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