



202 Byeland Drive

Mount Forest

www.MountForestHome.com



Presented By

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Broker

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Cosy

Family Home

Asking
\$239,500
Price





In an area of good homes on a quiet residential street in the town of Mount Forest is this very attractive three level side split home. It has 3 bedrooms, 2 baths and a full basement that is finished with a family room, which has a natural gas fireplace, and a den/office and a bathroom.

There is an attractive and private patio area at the back of the house for summer time enjoyment and there is an attached garage.

Mount Forest is on Highway 6 and Highway 89. This provides easy access to Guelph in about 40 minutes and about

45 minutes to Orangeville. The home is connected to natural gas, has central air and an on-demand hot water system.



202 Byeland Dr., Mount Forest

MLS #: 234900000104508
Address: 202 BYELAND DR
City: MOUNT FOREST, NOG 2L0
Side of Road: West
Lot Dimension/Acreage: 50' X 100'
SQ.FT. above: 1,029
Elem Schl: MOUNT FOREST
Type: Single Family
Style: 3 Level, Side Split
Title to Land: Freehold
Property Size: Under 0.5 Acres
Land Features: Landscaped
Access: Year Round Municipal Road
Ext. Features: Balcony/Deck/Patio
Accessory Buildings: None
Heating/Mechanical: Central Air, Forced Air, Natural Gas
Garage Type: Attached, Single
Water: Municipal
Sewer: Municipal
Utilities/Services: Cable, Electricity, Natural gas, Telephone
Rental Equip.: Water Heater, Water Softener
Exterior: All Brick, Aluminum
Driveway: Paved, Private
Foundation: Concrete
Interior Features: Central Vac, Fireplace(s)
Roof: Asphalt Shingle
Flooring: Carpet, Cushion/Vinyl/Lino
Bedrooms: 3
Bathrooms: 2
Rental Income: NO
Yr. Built: 1969
Construction Status: Exists
Garage: Yes
Full Assessed Value: \$207,000
Taxes: \$2,937 (2014)
INCLUSIONS: Water Softener
Exclusions: None

