

Single Family  
[1195661](#) Active

93 Pleasant Street  
 St. John's, NL, A1E 1L5

L \$255,000



Price: **\$255,000**      MLS#: **1195661**  
 Status: **Active**  
 Legal Desc:  
 Address: **93 Pleasant Street**  
 City: **St. John's, NL, A1E 1L5**  
 Side of Road:  
 Lot Size: **18x115**      District: **St. John's**  
 Main Floor: **425**      Sub-Dist: **SJ03 - Central**  
 2nd Floor Area: **425**      Zoning: **Res.**  
 3rd Floor Area: **425**      Elem Schl:  
 4th Floor Area:  
 Basement Area: **425**      Sec. Schl:  
 Total Living Area:  
 Garage Area:  
 Square FT/M: **1,700**  
 Possession: **Negotiable**

Next OH:  
 Property  
 Overview:

**Public: Sat May 11, 2:00PM-4:00PM**  
**Pack your bags and move right in! Nothing to do with this beautiful 3 storey home except unpack your belongings! The 3rd floor master bedroom is a sanctuary and boasts a large sitting room, spacious walk in closet with custom shelving and a full ensuite. The second floor has 2 comfortable bedrooms and a full bath. On the main you will find the freshly painted (Owl Grey) living room and eat-in kitchen. There is a deck off the kitchen overlooking the backyard. The basement has a laundry with stacking washer and dryer, lots of storage, space for a workshop and a walk-out to the back yard. This home is within walking distance of the entertainment and shopping district. For everything that downtown living has to offer, look no further!**

Type:	<b>Single Family</b>	Heating:	<b>Baseboard, Electric</b>	Exterior:	<b>Clapboard</b>
Style:	<b>Attached</b>	Garage Type:	<b>None</b>	Driveway:	<b>None</b>
Title to Land:	<b>Freehold</b>	Water:	<b>Municipal</b>	Foundt/Devel:	<b>Concrete, Partially Developed</b>
Property Size:	<b>Under 0.5 Acres</b>	Sewer:	<b>Municipal</b>	Features:	<b>Air Exchanger, Deck/Patio, Dishwasher, Ensuite, Fridge, Washer, Dryer</b>
Land Features:	<b>Partially Fenced, Patio(s) and Deck(s), Recreation Nearby, Shopping Nearby</b>	Services:	<b>Bus Service, Cable, Electricity, High Speed Internet, Telephone</b>	Roof:	<b>Shingle - Asphalt</b>
Access:		Rental Equip:		Flooring:	<b>Hardwood, Mixed</b>

Bedrooms:	<b>3</b>	Sign:	<b>Yes</b>	UFFI:	<b>No</b>	Garage:	<b>No</b>
Bathrooms:	<b>2 \</b>	Lockbox:	<b>Yes</b>	PCDS:	<b>Yes</b>	Water Front:	<b>No</b>
Rental Income:	<b>No</b>	Road:	<b>Public</b>	Matrim:	<b>No</b>	Water:	
Year Built:	<b>1969/50+ Yrs Old</b>			Drive Details:			
New Construction:							

Floor	Room	Size	Floor	Room	Size
MAIN FLOOR	EAT-IN KITCHEN	10x13	MAIN FLOOR	LIVING ROOM	10x11
2ND FLOOR	BEDROOM	10x12	2ND FLOOR	BEDROOM	10x10
2ND FLOOR	BATH		3RD FLOOR	LIVING ROOM	12x18
3RD FLOOR	MASTER BEDROOM	11x12	3RD FLOOR	ENSUITE BATH	
BASEMENT	LAUNDRY		BASEMENT	WORKSHOP	
BASEMENT	STORAGE				

Assessment:      Taxes: **1866**      Water Tax: **605**      Mobile/Lsd Land Fee:  
 Listing Office: **Hanlon Realty**