

Single Family  
[1193854](#) Active

28 Della Drive  
 St. John's, NL, A1S 1B8

L \$215,000



Price: **\$215,000**      MLS#: **1193854**  
 Status: **Active**

Legal Descr:  
 Address: **28 Della Drive**  
 City: **St. John's, NL, A1S 1B8**

Side of Road:  
 Lot Size: **53x125**      District: **St. John's**  
 Main Floor: **1,050**      Sub-Dist: **SJ07 - Goulds - Petty Harbour - Maddox Cove - Blackhead**

2nd Floor Area:  
 3rd Floor Area:  
 4th Floor Area:  
 Basement Area:  
 Total Living Area: **2,100**      Zoning: **Res.**  
 Garage Area:  
 Square FT/M: **1,050**      Elem Schl:

Sec. Schl:

Possession: **neg**

Property Overview: **Don't miss out on this fantastic bungalow opportunity in Goulds. First time presented to the market. Beautiful oversized landscaped & fenced lot with backyard access. The house is fully developed with 3 bedrooms on main, living room & family room. Upgrades in 2018 include new electrical panel & shingles. Recent upgrades would include kitchen cabinets, flooring & paint. Plenty of storage & lots of parking. Minutes from schools, shopping & recreation. Fabulous community to raise a family.**

Type:	<b>Single Family</b>	Heating:	<b>Electric</b>	Exterior:	<b>Vinyl</b>
Style:	<b>Detached, Bungalow</b>	Garage Type:	<b>None</b>	Driveway:	<b>Double, Paved</b>
Title to Land:	<b>Freehold</b>	Water:	<b>Municipal</b>	Foundt/Devel:	<b>Concrete, Fully Developed</b>
Property Size:	<b>Under 0.5 Acres</b>	Sewer:	<b>Municipal</b>	Features:	<b>Dishwasher, Drapes/Window/Coverings, See Remarks</b>
Land Features:	<b>Fenced Rear Yard, Landscaped, Patio, Recreation Nearby, See Remarks, Shopping Nearby</b>	Services:	<b>Bus Service, Electricity</b>	Roof:	<b>Shingle - Asphalt</b>
Access:	<b>Other</b>	Rental Equip:	<b>None</b>	Flooring:	<b>Mixed</b>

Bedrooms:	<b>3</b>	Sign:	<b>Yes</b>	UFFI:	<b>No</b>	Garage:	<b>No</b>
Bathrooms:	<b>1 \</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>Yes</b>	Water:	
Year Built:	<b>1976/-</b>			Drive Details:			
New Construction:							

Floor	Room	Size	Floor	Room	Size
MAIN FLOOR	KITCHEN	9.6x9.6	MAIN FLOOR	DINING ROOM	10x10
MAIN FLOOR	LIVING ROOM		MAIN FLOOR	MASTER BEDROOM	11x11
MAIN FLOOR	BEDROOM	8.8x10	MAIN FLOOR	BEDROOM	9.6x9.6
BASEMENT	REC ROOM	27x13	BASEMENT	OFFICE	10x13
BASEMENT	STORAGE	18x10			

Assessment:      Taxes: **2200**      Water Tax: **300**      Mobile/Lsd Land Fee:  
 Listing Office: **Hanlon Realty**