



# 477 Lampson Street 13 Esquimalt British Columbia

\$419,900

Welcome to Lampson Court...a family friendly townhome building with newer updates, sound financial status, secure bike storage, with bus out front & elementary school out back. Located within a short few block walk to major shopping & amenities, Bullen Park with Esquimalt pool & recreation/activity centre & home to the annual community events including Ribfest, library & all convenient Esquimalt Townships growing amenities plus scenic ocean & mountain views while walking at Macauley Point Park & Saxe Point Parks, beach & boat launch & only minutes to downtown Victoria by car or the seaside West Song Walkway, Gorge Vale Golf Course. This ground entry two level condo/townhome has an private patio with lawn & private parking directly in front of the unit. The long term owned unit offers a move in condition with main level living, kitchen & eating areas plus laundry & storage rooms, 3 upstairs bedrooms with walk in closet off primary bedroom, full bathroom. Ideal starter home for small family. Bylaws allow 2 cats (no dogs), fully rentable, \$458 strata fee. Act quick! (id:6769)

Bedroom 9 ft X 7 ft  
Bedroom 10 ft X 6 ft  
Bathroom 4-Piece  
Primary Bedroom 13 ft X 9 ft  
Patio 11 ft X 8 ft

Storage 5 ft X 4 ft  
Laundry room 7 ft X 6 ft  
Kitchen 11 ft X 9 ft  
Living room 14 ft X 11 ft  
Entrance 3 ft X 3 ft

Listing Presented By:



Originally Listed by:  
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