65 BRUCE STREET, London South (South F)

Ontario, N6C1G7

849,900

For Sale / #X13839826



Bedroom(s): 5

Bathroom(s): 2

Lot Dimensions: 60.2 x 70.2 FT

Description

Welcome to 65 Bruce Street, a beautifully preserved century home anchoring the corner of Bruce and Edward Street, just steps from Wortley Village. This character-filled duplex offers historic detail, practical separation between units, and over 2,700 sq/ft of living space across two floors. Inside, original craftsmanship remains front and centre with 10-ft ceilings, 12-inch casings, original mouldings, bay windows, and two real wood-burning fireplaces, contrasted by a long list of major updates. The main unit features 2 spacious bedrooms, a 4PC bath, separate laundry, and generous living and dining rooms filled with natural light. New hardwood flooring was installed in 2021, while the kitchen includes updated appliances, a hidden dishwasher, and stackable laundry added in 2022. Off the primary bedroom, a private stone courtyard surrounded by mature and manicured gardens creates a quiet outdoor space and also works well as a home office with direct access from the driveway. The upper unit offers 3 bedrooms, a 4PC bath, separate laundry, and a galley kitchen with butcher block countertops, granite sink, and newer appliances. Its standout space is the sunroom, overlooking the mature treetops and surrounding streetscape which love to show off their colours. The property also includes 2 driveways and separate entrances for each unit. Major improvements include paved driveways (2022), gutter guards (2022), interior lighting upgrades (2022), flat and sloped roof replacements (2023), full exterior painting (2023), and professional landscaping (2025). All of this in the heart of Old South, within an easy walk of Wortley Village shops, restaurants, cafÃƒÂ©s, parks, and neighbourhood amenities. (id:6772)

Features

Area	London South (South F)	**Sewer**	Sanitary sewer
Province	Ontario	**Stories**	2
Country	Canada	**Acreage**	false
Property Type	Multi-family	**A/C**	Central air conditioning
Building Type	Duplex	**Total Parking**	6
Age	100+ years	**Total Fireplace**	2
Lot Dimensions	60.2 x 70.2 FT	**Parking**	No Garage
Heating	Wood	**Amenities Near By**	Hospital, Park, Public Transit
Water	Municipal water		

Room Details

Second level	Kitchen	1.67 m x 1.52 m
Second level	Bedroom 3	1.92 m x 3.47 m

Second level	Bedroom 4	3.65 m x 1.82 m
Second level	Bedroom 5	3.65 m x 2.13 m
Second level	Bathroom	Measurements not available
Second level	Family room	5.3 m x 4.41 m
Second level	Sunroom	3.81 m x 3.04 m
Second level	Dining room	4.41 m x 3.35 m
Main level	Foyer	1.8 m x 1.37 m
Main level	Dining room	5.44 m x 4.45 m
Main level	Kitchen	5.33 m x 3.61 m
Main level	Living room	4.41 m x 5.12 m
Main level	Bedroom	3.35 m x 3.3 m
Main level	Bedroom 2	4.39 m x 3.81 m
Main level	Bathroom	Measurements not available