117 THORNTON AVENUE, London East (East B)

Ontario, N5Y2Y6

499,000

For Sale / #X14096802



Bedroom(s): 2

Bathroom(s): 1

Lot Dimensions: 33 x 150 FT

Description

This is a home that offers a lot of what buyers are looking for: comfortable one-floor living, important updates, useful extra space, and a location that keeps everyday needs close by. Whether you are purchasing your first home, downsizing, or simply looking for something easier to maintain, the layout works well. The main floor has been renovated and opened up to create a bright, welcoming living space, while the finished lower level adds flexibility for a family room, home office, workout area, guests, or storage. Several larger updates have already been taken care of. The roof was replaced in 2022, along with the front and rear doors, and a new wood fence was added across the back of the yard in May of that year. In 2025, the neighbouring property owner replaced most of the chain-link fencing along the north side with new wood fencing, adding even more privacy. Most of the windows have also been updated, and the exterior has been professionally painted. The backyard is another feature that makes this home easy to enjoy. Mature trees, a covered rear deck, patio, large shed, and updated fencing create a private outdoor space with room for gardening, entertaining, pets, or simply relaxing. Inside, the gas fireplace adds warmth to the main living area, while two main-floor bedrooms and an updated 4-piece bathroom keep everyday living convenient. The lower level gives you additional usable space without taking on the size and upkeep of a much larger home. The location adds another layer of convenience. Set on a tree-lined street of single-family homes, the property is close to groceries, shopping, public transit, schools, parks, trails, restaurants, healthcare, and downtown. With a manageable layout, a private yard, meaningful updates, and extra space where you want it, this is a home that can work well for a variety of lifestyles and stages of life. It is move-in ready, easy to enjoy, and well worth seeing in person. (id:6772)

Features

Area	London East (East B)	**Water**	Municipal water
Province	Ontario	**Sewer**	Sanitary sewer
Country	Canada	**Style**	Detached
Ownership Type	Freehold	**Stories**	1
Property Type	Single Family	**Acreage**	false
Building Type	House	**A/C**	Central air conditioning
Lot Dimensions	33 x 150 FT	**Total Parking**	2
Heating	Natural gas	**Parking**	No Garage

Room Details

Lower level	Family room	6.63 m x 5.99 m
Lower level	Laundry room	2.67 m x 6.1 m
Lower level	Other	3.66 m x 3.05 m
Main level	Foyer	1.22 m x 0.91 m
Main level	Living room	4.78 m x 3.25 m
Main level	Dining room	2.77 m x 3.28 m
Main level	Kitchen	2.97 m x 3.51 m
Main level	Bedroom	2.97 m x 2.67 m
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