9 O\'BRIEN DRIVE, Chatham-Kent (Chatham)

Ontario, N7M2E5

489,900

For Sale / #X14134630



Bedroom(s): 4

Bathroom(s): 2

Lot Dimensions: 81 x 140 FT

Description

Cute as a button and turn-key! This charming Cape Cod-style 1.5-storey, 1,940 sq.ft home is the perfect fit for first-time home buyers, downsizers, or investors! Situated on a generous 81\' x 140\' lot on a quiet dead-end street in Chatham\'s desirable south end. This property offers space, versatility, and income-generating potential. The main floor features a bright and spacious living room with a large front window that fills the space with natural light and overlooks the front yard. The living room seamlessly flows into the dining area and kitchen, creating an inviting layout for everyday living and entertaining. Down the hall, you\'ll find 3 generously sized bedrooms, and a stunning updated 5pc bathroom with ample storage. Just off the kitchen is a cozy sunroom - the perfect place to enjoy your morning coffee or unwind at the end of the day while overlooking the backyard. Upstairs, you\'ll find a large rec-room, an oversized 4th bedroom, another beautiful 4pc bathroom, and a convenient kitchenette. This flexible space is ideal for multi-generational living, accommodating extended family, or generating additional rental income. The unfinished basement is *approximately* 1,100 sq.ft, insulated and studded - offering a blank canvas for future finishing & additional living space! It is currently used as a laundry room and storage area. Outside, the private and spacious backyard offers plenty of room for children to play, pets to roam, or summer gatherings with family and friends. Completing the home is a spacious attached 2 car garage and ample driveway parking. Recent updates provide added peace of mind, including furnace and A/C (2018), owned hot water tank (2026), shingles (2012/2018), dishwasher (2025), and both bathrooms updated *approximately* in 2022. Don\'t miss your opportunity to own this affordable, versatile, and well-maintained home in a fantastic location! (id:6772)

Features

Area	Chatham-Kent (Chatham)	**Sewer**	Sanitary sewer
Province	Ontario	**Style**	Detached
Country	Canada	**Stories**	1.5
Ownership Type	Freehold	**Acreage**	false
Property Type	Single Family	**A/C**	Central air conditioning
Building Type	House	**Total Parking**	8
Lot Dimensions	81 x 140 FT	**Total Fireplace**	1
Heating	Natural gas	**Fireplace Type**	Insert
Water	Municipal water	**Parking**	Attached Garage,Garage,

Room Details

Second level	Bathroom	2.37 m x 2.19 m
Second level	Recreational, Games room	5.82 m x 5.42 m
Second level	Kitchen	2.46 m x 2.37 m
Second level	Bedroom	3.62 m x 4.26 m
Main level	Living room	8.26 m x 3.38 m
Main level	Kitchen	3.08 m x 3.04 m
Main level	Sunroom	3.56 m x 4.99 m
Main level	Bedroom	2.77 m x 3.07 m
Main level	Bathroom	3.1 m x 2.22 m
Main level	Primary Bedroom	4.51 m x 3.47 m
Main level	Bedroom	3.38 m x 3.47 m