



Royal LePage Wolle Realty
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Step into Timeless Elegance in the Heart of Hespeler. Nestled on a serene, **TREE-LINED STREET** in the charming village of Hespeler, this stunning 1890-built home seamlessly blends **HISTORIC CHARACTER** with modern luxury. Meticulously updated while preserving its original charm, this residence showcases exquisite craftsmanship and **PREMIUM FINISHES** at every turn. As you enter through the covered porch, the spacious foyer welcomes you with elegant tiled flooring and a wood staircase, setting the tone for the home's refined details. The **OPEN-CONCEPT LIVING AREA** impresses with soaring 9ft ceilings, rich pine flooring, and striking 10" baseboards, while the built-in entertainment unit with a cozy **GAS FIREPLACE** creates a warm and inviting atmosphere. Flowing effortlessly into the dining room, this space is bathed in natural light from **LARGE WINDOWS** and sliding doors that lead to a spacious two-tier deck with a pergola—perfect for outdoor entertaining while overlooking the expansive, **POOL-SIZED BACKYARD**. The heart of the home is the beautifully **RENOVATED KITCHEN**, featuring gleaming granite countertops, stainless steel appliances, a double farmhouse sink, classic subway tile backsplash, and crisp white cabinetry. A breakfast bar adds convenience, making this kitchen as functional as it is stylish. Upstairs, three generously sized bedrooms await, including one with a versatile storage nook, while the **FULLY RENOVATED FAMILY BATHROOM** boasts a sleek walk-in glass shower. An additional full bathroom on the main floor ensures convenience for guests. The lower level provides ample storage and a dedicated laundry area, completing this home's thoughtful layout. Recent upgrades ensure peace of mind, including all-new doors and European tilt-and-lock windows (2021), a large hobby shed, a gas furnace (2007), and a roof with eaves and flashing replaced in 2016. With parking for up to **FOUR CARS** plus curbside space for visitors, this home is designed for hosting cherished gatherings. Located in a family-friendly neighbourhood near choice schools, scenic walking trails, and Hespeler's vibrant downtown, this home offers the perfect blend of small-town charm and modern convenience. Enjoy easy access to boutique shops, cozy cafés, and the picturesque Speed River trails—ideal for outdoor enthusiasts. Don't miss this rare opportunity to own a piece of Hespeler's history, beautifully reimaged for today's lifestyle. Your dream home awaits!



A Top Tier Sales Team

*At Royal LePage Wolle Realty, Brokerage in KW 2016-2023



Top Producing Sales Representative

*At Royal LePage Wolle Realty, Brokerage in KW 2006-2015



THE RIZ TEAM

• REAL ESTATE PROFESSIONALS •

Welcomes you to
249 MAPLE STREET
CAMBRIDGE N3C 1T1

3 Bedroom | 2 Bathroom | 1,639 SqFt + 594 unfinished basement
Lot Size - 63.89 x 134.36 (0.19 acres)
Built in 1890 | Taxes: 5,022.00/2024

www.249maple.ca

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IMPRESSIVE FEATURES

- 9' ceilings
- White kitchen cabinetry
- Granite counters in kitchen
- Subway tile back splash
- Breakfast bar
- Farm sink
- Separate dining room
- Slider doors to rear deck
- Pine flooring throughout kitchen & living
- Gas fireplace w/ built in shelving
- 3 bedrooms upstairs
- Large storage nook off back bedroom
- Main bathroom offers tub/shower combo & storage closet
- Upper bathroom 3 pc w/glass shower door (Reno'd 2017)
- Large 2 tier deck w/pergola
- Large hobby shed
- All windows 2021
- Playfort included
- Gas forced air furnace 2007
- Central air
- Water softener
- Water heater is a rental
- Roof, eaves, flashing 2016
- Beautifully landscaped
- Large backyard
- Garden boxes ready for you to plant your veggies

FLOOR PLAN



SCHOOLS

Waterloo Region District School Board

- | | |
|------|---------------------|
| JK-6 | Centennial P.S. (C) |
| 7-8 | Hespeler P.S. |
| 9-12 | Jacob Hespeler S.S. |

NOT BUSED
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Waterloo Catholic District School Board

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| JK-8 | St. Elizabeth |
| 9-12 | St. Benedict Catholic Secondary School |

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