

186 GLENDALE AVENUE



Set on an impressive 83' x 125' lot, this brick bungalow offers plenty of space, flexibility and potential in a convenient St. Catharines location. The main floor features 3 bedrooms, an updated 4-piece bathroom and an eat-in kitchen complete with fridge, stove, freezer and microwave. A separate entrance leads to a finished lower level with 3 additional bedrooms, a recreation room, 3-piece bathroom, laundry closet with hookups and newer flooring. With 6 bedrooms in total, the versatile layout works well for larger or extended families, multi-generational living, or buyers looking for income or investment potential. Newer windows, updated soffits, fascia and eaves, plus parking for 5 vehicles add to the appeal. Move in and make it your own, with the Pen Centre, Brock University, Niagara College, Highway 406, transit, shopping and everyday amenities all just minutes away.



PROPERTY INFORMATION

LTax Amt/Yr: \$ 5471.00 for 2026

Legal Desc: LT 77 PL 272; ; S/T NC36638 ST. CATHARINES

Lot Size: 82.60' x 125'









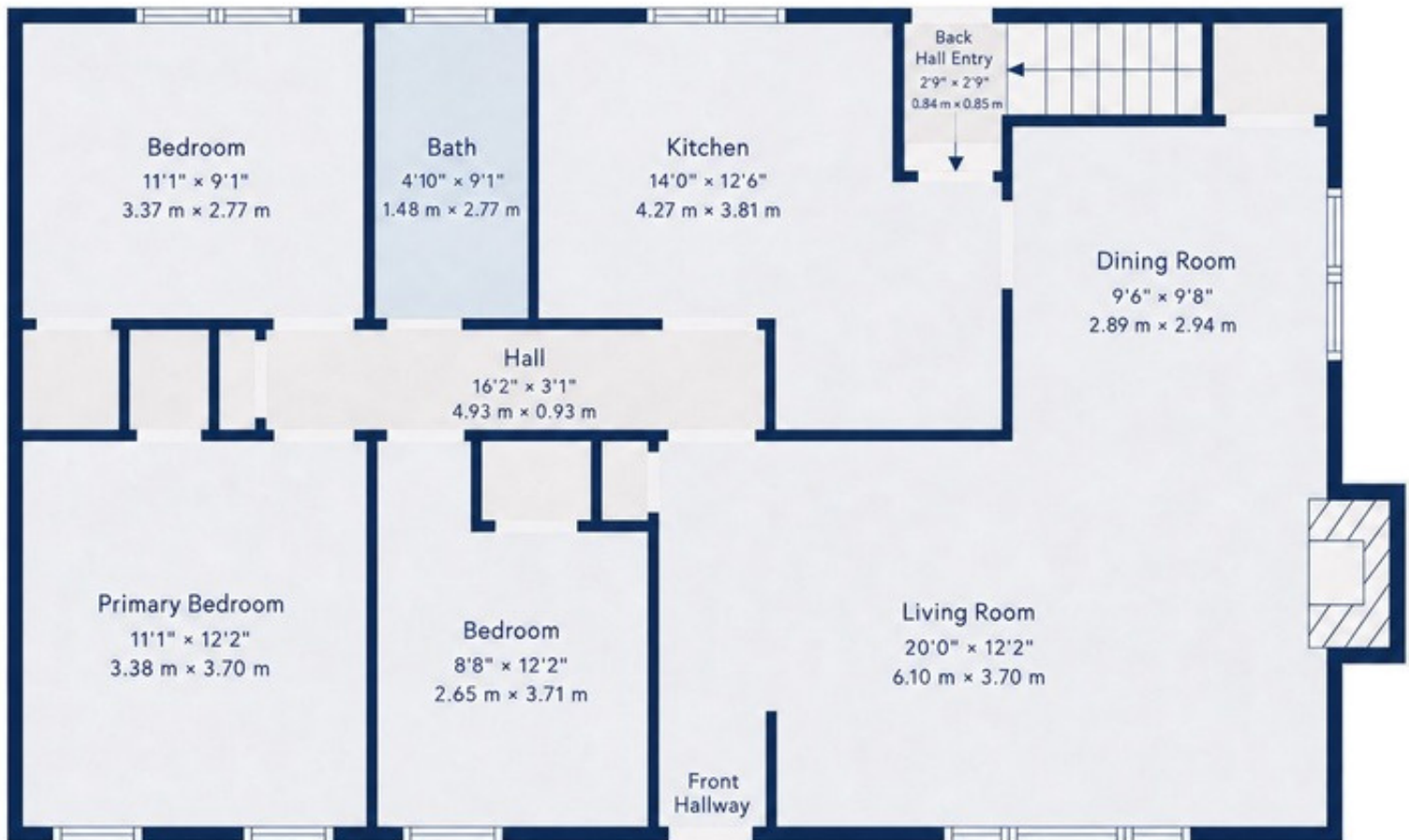






186 GLENDALE AVENUE • ST. CATHARINES

MAIN LEVEL



TOTAL 2,115 SQ. FT. • 197 M²

Lower Level 1,039 sq. ft. • 97 m² | Main Level 1,076 sq. ft. • 100 m²

Excluded areas: Utility Room 37 sq. ft. • 3 m²; Fireplace 10 sq. ft. • 1 m²

Measurements deemed highly reliable but not guaranteed.

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LOWER LEVEL



TOTAL 2,115 SQ. FT. • 197 M²

Lower Level 1,039 sq. ft. • 97 m² | Main Level 1,076 sq. ft. • 100 m²

Excluded areas: Utility Room 37 sq. ft. • 3 m²; Fireplace 10 sq. ft. • 1 m²

Measurements deemed highly reliable but not guaranteed.

Wendy Saunders | Broker
Kim Saxton | Broker

SAUNDERS & SAXTON

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