



You
Won't Feel
Cramped
Here

Take a deep breath and truly relax

- ◆ Situated on an exceptional pie-shaped lot on a tranquil court, embraced by towering trees
- ◆ A long double car driveway allows you to be well set back from the road
- ◆ The foyer is complimented with easy-to-maintain ceramic tiles and a charming oak staircase
- ◆ An end-to-end living / dining room allows flexibility for entertaining, adorned with plank wood floors
- ◆ The family eat-in kitchen enhanced with a sliding door walkout is open to the family room enriched with rich wood floors and an intimate gas fireplace
- ◆ Main floor powder room
- ◆ Four bedrooms furnished with laminate floors and a four-piece mutual bath. The second floor foyer / hallway is dressed with plank wood floors
- ◆ The bright lower level is finished with a rec room and a billiard room where cherished family moments will come to life

Main Floor

Living Room4.30 ..x..3.56 .. Plank Floor
 Dining Room3.57 ..x..2.70 .. Plank Floor
 Kitchen6.00 ..x..2.72 .. Ceramic Floor, Sliding Doors
 Family Room4.40 ..x..3.35 .. Plank Floor, Fireplace

2nd Floor

Master Bedroom....4.52 ..x..3.46 .. Laminate, W/I Closet
 2nd Bedroom.....2.78 ..x..1.94 .. Laminate
 3rd Bedroom3.68 ..x..2.94 .. Laminate
 4th Bedroom.....3.30 ..x..3.28 .. Laminate

Basement

Rec Room6.00 ..x..3.50 .. Broadloom
 Games Room.....5.47 ..x..3.30 .. Broadloom
 (Above measurements are in metres and are approximate)



- Style: **Detached Two-Storey**
- Garage: **Two-Car**
- Bedrooms: **4**
- Baths: **4pc, 2pc**
- Lot Size: **65.41 x 135.66 Feet**
- Prop. Tax: **\$4,065.49 / 2012**
- Possession: **90 days (to be arranged)**

See the
Virtual Tour (mls# W2554987)

The Seller and the Listing Brokerage assume no responsibility for the accuracy of any information shown.