

Features:

- Approximately 2,262 sq ft
- Detached 1.5 car garage with 60 amp sub panel
- Fully renovated (2025)
- 4 bedrooms + bonus room
- 3 bathrooms
- Hardwood flooring throughout
- Open concept
- Living room with coffered ceiling, pot lights, built-in cabinets, arched window & gas fireplace with Taj Mahal quartz surround & custom mantle
- Dining room with arched window
- Kitchen with centre island, breakfast bar, pendant lighting, custom plaster hood vent, full height cabinetry with lighting, Taj Mahal quartz counters & backsplash
- Mudroom with walk-out to covered back porch, herringbone brick tile floor, built-in storage with bench
- Main level laundry
- Primary bedroom with pot lights, walk-through closet & 5 piece ensuite with double vanity, soaker tub & curb-less tiled shower with stationary glass & rainfall shower with wand
- Bedrooms 2 & 3 with partial walk-in closets with automatic lights
- New furnace
- New central air conditioner
- New hot water tank
- New sump pump
- New 200 amp panel & electrical
- Foundation underpinned
- New front & back covered porches

Inclusions:

fridge, stove dishwasher, washer, dryer, all existing electrical light fixtures, hot water tank, sump pump, electric garage door opener & remote(s), built-in storage in mudroom, custom range hood, fireplace

Taxes:

\$3,327.90

Schools:

Arthur PS, Wellington Heights SS,
St. John CS, St. James CHS

Mike & Sheila Mullin

Brokers

Shane Mullin *

Molly Mullin *

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Ashley Resendes

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Furry Friends

