

# Features:

## Ground Floor

- Nine foot ceilings w/taller windows & doors
- Tiled foyer with wainscoting & mirrored closet doors
- Den with oversized window with window seat
- Dining room w/ hardwood floors and pendant light
- Breakfast area with pendant lighting, glass sliding door to walk-out deck
- Living room with gas fireplace, hardwood floors and smooth ceilings
- Oak staircase with berber carpet runner
- Powder room
- Garage entry door access

## Kitchen

- Tall upper cabinets with valance
- Tiled backsplash
- Granite counter tops with bevelled edge
- Raised breakfast bar pendant lights
- Smooth ceiling with pot lights
- Walk-in pantry
- Modern stainless steel appliances
  - French door refrigerator with bottom freezer & ice maker – Samsung®
  - Self-cleaning electric range – Samsung®
  - Built in dishwasher - LG®

## Second Floor

- Three bedroom | Two bathrooms
- Hardwood floors throughout
- Primary bedroom with double closet
- Four-piece ensuite
- Four-piece main bathroom
- Laundry room with tiled floor, upper cabinet storage
  - High efficiency LG® washer and dryer
- Linen closet

## Outside

- Siding & brick elevation
- Covered front porch
- Video doorbell with display monitor
- Stone pavers walk-way & driveway edging
- Raised wood deck with views of green space and storage underneath

## Basement

- Finished basement
- Lookout window
- Pot lights
- Vinyl flooring
- Two piece bathroom
- Utility/Storage room

## Miscellaneous

- Nest thermostat
- Alarm system with keypad