



what's included

GROUND FLOOR

- Front door with sidelight
- Tiled entry with glass door front closet
- Large den with luxury vinyl flooring
- Inside entry from garage with additional coat closet
- Additional storage under the stairs
- Large laundry/utility room
 - GE® washer (2021)
 - Whirlpool® dryer (2022)

KITCHEN

- Quartz counter tops
- Shaker style cabinets
- Glass tile backsplash
- Island w/ breakfast bar & additional cabinetry
- Breakfast area
- Servery with Quartz counters, extra upper and lower cabinets
- Stainless steel appliances:
 - GE® French door refrigerator w/ bottom freezer
 - GE® ceramic top stove
 - Whirlpool® dishwasher
- Stainless steel undermount sink
- Walkout to large balcony

MAIN FLOOR

- Rounded archways to kitchen and living room
- Luxury vinyl flooring
- Powder room
- Pot lights
- Family room with walk out to front terrace
- Feature wall in living room w/ custom millwork

THIRD FLOOR

- Three bedrooms | Two bathrooms
- Four-piece main bathroom with shower bathtub combination and large vanity
- Primary bedroom with walk in closet, primary ensuite with walk in shower

OUTSIDE

- Brick and vinyl exterior
- Two open balconies
- No homes directly in front
- Sunny Mount Park walking path outside the front door
- Double car garage with horizontal parking for an additional vehicle

MISCELLANEOUS

- Furnace upgraded 2022
- Garage door opener
 - Garage door rails & springs changed in 2021