# SCHIAVONE DIAMOND

ROYAL LEPAGE Royal LePage Real Estate Services Ltd., Brokerage





## School Information

#### Public

Falgarwood Elementary (JK - Gr 8) 1385 Gainsborough Drive 905-845-7478

**Munn's Elementary (Fr. Imm. Gr 1 - 8)** 1511 Sixth Line 905-844-9461

Iroquois Ridge Secondary (Gr. 9 - 12) (Fr. Imm. & Gifted) 1123 Glenashton Drive 905-845-0012

#### Catholic

**St. Andrews Elementary (JK - Gr 8)** 145 Millbank Drive 905-257-7102

St Matthew Elementary (Fr. Imm. Gr 5 - 8) 1050 Nottinghill Gate 905-847-0088

Holy Trinity Secondary (Gr. 9 - 12) (Fr. Imm.) 2420 Sixth Line 905-257-3534

## For more information & pictures visit: SchiavoneDiamond.com



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## Welcome to... 531 Ravineview Way





<u>ALL</u> information contained herein has been supplied by the Seller to the best of his knowledge and while deemed accurate is <u>NOT</u> guaranteed by Royal LePage Real Estate Services Ltd., Brokerage. <u>ALL</u> measurements are approximate.











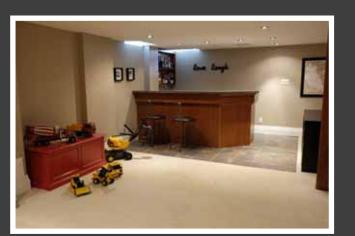












### Main Level

#### Entry

Double door entry and window, travertine tile floor, double door coat closet, dark wood oak stairs and handrail with white risers and square pickets, inside entry from garage, pot lights

#### **Dining Room**

Dark hardwood floor, wainscoting, crown moulding, oiled bronze chandelier, 4 windows with California shutters and front and side yard views

#### Family Room 18'8 x 14'2

Open to second storey, dark hardwood floors, gas fireplace with ledge stone surround, ceiling fan, 2 storey Palladian window with California shutters and rear yard view

#### Kitchen 16'7 x 12'0

Ceramic tile floor, white cabinets, under-cabinet lighting and valance trim, laminate counter, double white sink with pull-out faucet, large island with pot drawers, glass front display cabinet and breakfast bar, tumbled marble backsplash, stainless steel KitchenAid fridge and gas stove, builtin stainless steel dishwasher, built-in over-the-range stainless steel microwave, pot lights, pendant lights over the island, sink window with shutters, sliding patio doors with California shutters to rear deck

#### Den/Office 10'7 x 10'0

Dark hardwood floor, open to family room, 2 windows with side & rear yard views

#### 2pc Bath

Dark hardwood floor, pedestal sink, chrome faucet & fixtures, upgraded light fixture, framed mirror

### **Bedroom Level**

#### Master Bedroom 19'0 x 14'0

Broadloom, gas fireplace, cathedral ceiling, large wall of windows with window seat and California shutters overlooking front yard, walk-in closet with custom built-ins, ceiling fan, 2 sconce reading lights

#### 5pc Ensuite Bath

Ceramic tile floor, white vanity with two sinks, laminate counter, chrome faucets and fixtures, deep soaker corner tub with ceramic tile surround, separate shower with ceramic tile surround and glass door, upgraded light fixture, medicine cabinet, crown moulding, framed mirror, window with California shutters

2nd Bedroom 10'2 x 9'11 Broadloom, 2 closets, ceiling fan, 2 windows overlooking front yard

3rd Bedroom 12' x 10' Broadloom, 2 closets, 2 windows overlooking rear & side yard

4th Bedroom 11'9 x 10'7 Broadloom, 2 closets, 2 windows overlooking rear yard

#### 4pc Bath

Ceramic tile floor, maple vanity with laminate counter, single sink with chrome faucet & fixtures, tub/shower combination with ceramic tile surround, window overlooking side yard

#### Laundry Room

Ceramic tile floor, white upper cabinets, laundry tub with faucet, front loading washer and dryer, window overlooking side yard

### **Basement**

#### **Recreation Room**

Berber broadloom, built-in bar with ceramic tile floor, bar sink and faucet, 2 storage areas, pot lights, 2 piece bath with ceramic tile floor and pedestal sink

## Exterior & Additional Features

#### Features

- Central vacuum with attachments
- Large linen closet on 2nd level
- Upgraded broadloom on 2nd level

• Gas BBQ hookup

**Rear Yard** 

• Fully fenced with professionally

privacy screens

landscaped gardens

• Wood deck with iron railing, pergola and

• Aggregate walkway from front to rear deck

#### Front Yard

- Aggregate walkway and front porch
- Decorative columns
- Extra long paved driveway for 4 cars