

SCHIAVONE DIAMOND

ROYAL LePAGE
Royal LePage Real Estate
Services Ltd., Brokerage



School Information

Public

Orchard Park elementary (JK - Gr 8) (Fr. Imm. Gr 1 - 8)
5151 Dryden Avenue
905-331-7233

Dr. Frank J Hayden Secondary (Gr 9 - 12) (Fr. Imm.)
3040 Tim Dobbie Drive
905-332-5235

Catholic

St. Elizabeth Seton Elementary (JK - Gr 8)
5070 Dryden Avenue
905-331-7246

St. Gabriel Elementary (Fr. Imm. Gr 5 - 8)
2227 Parkway Drive
905-332-3333

Corpus Christi Secondary (Gr. 9 - 12)
5150 Upper Middle Road
905-331-5591

For more information & pictures visit:
SchiavoneDiamond.com



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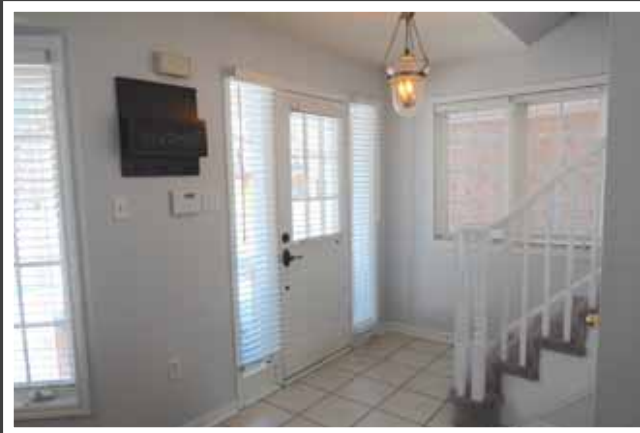
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Welcome to...
5036 Kempling Lane





Main Level

Entry

Single door entry with 2 sidelight windows, window with side yard view, coach-style lantern, coat closet, broadloom on stairs with white handrail & pickets

Living Room/Dining Room 19'9 x 11'6

Hardwood floor, bay window with wide-slat blinds and front yard view, 5-light chandelier, pass-through to kitchen

Eat-in Kitchen 15'10 x 11'4

Ceramic tile floor, espresso cabinets with stainless steel bar hardware, laminate countertop, double stainless steel sink with brushed stainless steel pull-out faucet, tile backsplash, stainless steel Frigidaire Gallery fridge, built-in dishwasher and smooth-top stove, stainless steel hood vent, sink window with wide-slat blinds and rear yard view, inside entry from garage, French door to rear deck, window with wide-slat blinds and rear yard view

Family Room 12'6 x 11'4

Hardwood floor, drum light fixture, large window with wide-slat blinds, window seat and rear yard view

2pc Bath

Vinyl floor, pedestal sink, chrome faucet

Bedroom Level

Master Bedroom 14'4 x 10'9

Broadloom, drum light fixture, walk-in closet with organizers, window with wide-slat blinds overlooking front yard

4pc Ensuite Bath

Ceramic tile floor, vanity with laminate counter, chrome faucet, tub/shower combination with ceramic tile surround and mosaic tile inlay, Kohler toilet, window with wide-slat blinds overlooking rear yard

2nd Bedroom 13'4 x 10'10

Broadloom, walk-in closet, bay window with wide-slat blinds and 2nd window with wide-slat blinds overlooking front yard

3rd Bedroom 9'8 x 9'0

Broadloom, closet, window with wide-slat blinds overlooking rear yard

4pc Bath

Ceramic tile floor, vanity with laminate counter, chrome faucet, tub/shower combination with ceramic tile surround

Basement

Full basement, unfinished

Laundry in basement

Exterior & Additional Features

- Single car garage with inside entry, single drive
- Fully fenced rear yard with wood deck, tumbled stone patio and side walkway, children's play structure included
- Spacious and bright upstairs hallway with new light fixtures and linen closet
- New broadloom on stairs and throughout 2nd level