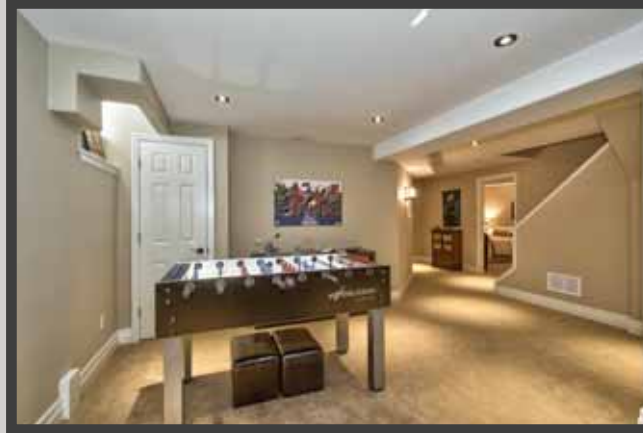


SCHIAVONE DIAMOND

ROYAL LePAGE
Royal LePage Real Estate
Services Ltd., Brokerage



School Information

Public

Eastview Elementary (JK - Gr 8)
2266 Hixon Street
905-827-1541

Pine Grove Elementary (Fr. Imm. Gr 1 - 8)
529 Fourth Line
905-844-6371

T.A. Blakelock Secondary (Gr 9 - 12) (Fr. Imm.)
1160 Rebecca Street
905-827-1158

Catholic

St. Dominic Elementary (JK - Gr 8)
2405 Rebecca Street
905-827-4401

St. Joseph Elementary (Fr. Imm. Gr 1 - 8)
477 Warminster Drive
905-827-4231

St. Thomas Aquinas Secondary (Gr 9 - 12) (Fr. Imm.)
124 Dorval Drive
905-842-9494

Lot Size: 42.65' x 104.99'
2016 Taxes: \$4,274

For more information & pictures visit:
SchiavoneDiamond.com



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Broker

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Welcome to...
3032 Riverview Street





Main Level

Entry

Single door entry with sidelight windows, crown moulding, hardwood floor, broom on stairs with white pickets and oak handrail

Living Room 14'10 x 10'7

Hardwood floor, crown moulding, 3 windows with custom roman blinds and front yard views

Dining Room 10'7 x 10'0

Hardwood floor, crown moulding, ceiling medallion, wrought iron chandelier, window with custom roman blind and side yard view

Kitchen 20'5 x 9'9

Renovated kitchen with hardwood floor, white cabinets, granite counters, double stainless steel sink with pull-out faucet, subway tile backsplash, under-cabinet lighting, stainless steel fridge, stove & built-in dishwasher, over the range microwave, breakfast area has sliding patio doors with drapes & rod to rear deck

Family Room 14'8 x 10'7

Hardwood floor, crown moulding, wood-burning fireplace with ledgestone surround and custom mantle, pot lights, window with drapes & rod and rear yard view

2pc Bath

Tile floor, dark wood vanity with integrated sink/counter, chrome faucet & fixtures, crown moulding, upgraded light fixture, window

Bedroom Level

Master Bedroom 14'5 x 10'10

Broadloom, crown moulding, walk-in closet, window with drapes & rod

5pc Ensuite Bath

Wood-look tile floor, wood vanity with quartz counter, double undermounted sinks, framed mirrors, free-standing tub, frameless glass shower with rainfall shower head, shampoo shelf & tile surround, Toto toilet, pot lights, chandelier, window

2nd Bedroom 10'9 x 10'10

Broadloom, double door closet, window with drapes & rod overlooking rear yard

3rd Bedroom 11'0 x 10'0

Broadloom, closet, window with drapes & rod overlooking front yard

4th Bedroom 9'0 x 9'2

Currently used as master walk-in closet (can be converted back), pocket door, extra closet, chandelier, window overlooking front yard

4pc Bath

Ceramic tile floor, white vanity with upper cabinetry and marble counter, 'Bain Ultra' jacuzzi tub, pot lights, bonus storage, window overlooking rear yard

Basement

Recreation Room 19'8 x 10'5

Broadloom, pot lights

Bedroom 14'9 x 10'6

Broadloom, sconce lights, tv niche, walk-in closet

3pc Bath

Ceramic tile floor, floating vanity with integrated sink/counter, bevelled edge mirror, superstall shower with glass door and subway tile surround

Laundry Room

Ceramic tile floor, built-in storage shelving, laundry sink with faucet, front loading washer & dryer on pedestals

Exterior & Additional Features

- Brick exterior with double car garage, double aggregate driveway and aggregate walkway & porch
- Fully fenced rear yard with Brazilian hardwood covered deck, garden shed, mature trees, bracketing gardens
- Superior natural hickory hand-scraped hardwood floors throughout main level
- New windows (2015), basement windows (2012)
- New high efficiency furnace and A/C (2016)