

SCHIAVONE DIAMOND

ROYAL LePAGE
Royal LePage Real Estate Services Ltd., Brokerage



School Information

Public

Post's Corners Elementary (JK - Gr 8)
2220 Caldwell Drive 905-845-1661

Sunningdale Elementary (Fr. Imm. Gr 2 - 8)
1434 Oxford Avenue 905-844-9941

White Oaks Secondary (Gr 9 - 12) (Fr. Imm.)
1330 Montclair Drive 905-845-5200

Catholic

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

Our Lady of Peace Elementary (Fr. Imm. Gr 5 - 7)
391 River Glen Boulevard 905-257-2791

St. Matthew Elementary (Fr. Imm. Gr 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...
33 Bridgewater Road





Note: Some pictures were virtually staged

Main Level

Entry

Single door entry with decorative window insert and transom window above, 12x24 tile floor, double door coat closet, new berber broadloom on stairs with white railing and pickets, pot lights

Living Room 16'0 x 12'7

Hardwood floor, crown moulding, large window with blinds and front yard view

Dining Room 15'10 x 9'8

Open to 2nd storey, hardwood floor, crown moulding, pot lights

Kitchen 20'1 x 11'9

12x24 tile floor, white cabinets, pantry cabinet, under-cabinet lighting, quartz countertops, centre island, tile backsplash, GE Profile stainless steel fridge, GE Profile stainless steel smooth-top slide in range, GE Profile stainless steel built-in dishwasher, NuTone stainless steel range hood, double stainless steel undermounted sink, brushed stainless steel pull-out faucet and soap dispenser, double door broom closet, pot lights, large window with blinds and rear yard view, walk-out to rear yard

Family Room 13'4 x 9'10

12x24 tile floor, gas fireplace with marble surround and white mantel, pot lights, 2 windows flanking fireplace with blinds and side yard view

2pc Bath

12x24 tile floor, white vanity with integrated sink & countertop, chrome faucet & fixtures, framed mirror, crown moulding, Grohe toilet

Second Level

2nd Bedroom 15'11 x 12'2

Engineered hardwood floor, wall-to-wall closet with mirrored sliding doors, window with blinds overlooking front yard

3pc Ensuite Bath

12x24 tile floor, white vanity with integrated sink & countertop, chrome faucet & fixtures, framed mirror, separate shower with glass door and tile surround, Grohe toilet, window with blind overlooking front yard

3rd Bedroom 16'11 x 14'4

Engineered hardwood floor, 2 double door closets, window with blinds overlooking rear yard, ensuite privilege to main bath

4pc Main Bath

12x24 tile floor, white vanity with integrated sink & countertop, chrome faucet & fixtures framed mirror, tub/shower combination with glass doors and tile surround, Grohe toilet

Laundry

Tile floor, stacked LG washer & dryer, storage shelving



Third Level

Primary Bedroom 25'11 x 12'10

Double door entry, engineered hardwood floor, vaulted ceiling, His & Hers walk-in closets with organizers, sliding glass door walk-out with drapes & rod to private deck overlooking rear yard, 2 skylight windows

5pc Ensuite Bath

12x24 tile floor, vaulted ceiling, white vanity with quartz counter, double undermounted sinks, chrome faucets & fixtures, framed mirrors, free-standing oval tub with chrome faucet & handheld spray, separate glass shower with rainfall showerhead, handheld spray and tile surround, Grohe toilet, pot lights, window with blind overlooking front yard

Lower Level

Recreation Room 24'8 x 18'6

Luxury vinyl plank floor, corner gas fireplace with white mantel and surround, pot lights, window with blind

Den/4th Bedroom 20' x 14'8

Luxury vinyl plank floor, double French door entry, pot lights, window with blind, large storage room

Utility Room 17'4 x 6'9

Sink with faucet, rough-in for bathroom

Exterior & Additional Features

Square-cut flagstone front walkway with armour stone accents and garden beds filled with perennials and mature trees, brand new front porch with new railings on deck above

Interlock stone patio with raised garden beds including perennials, gate access to laneway and front yard with river rock and stepping stones, detached 2 car garage with large raised storage shelf

- Updated 12x24 porcelain tile floors in kitchen and bathrooms
- All bedrooms with full ensuite baths that have been completely renovated with new Grohe toilets, vanities, fixtures, mirrors, lighting, floor tiles
- Brand new GE Profile stainless steel appliances in kitchen with 4 year warranty
- Main level has 9' ceilings, updated baseboard and casement trim, Aria vents on tile floors
- Upper hallway has Juliette railing overlooking dining room
- New berber broadloom on stairs and hallways
- Wide-slat blinds throughout
- CVAC + attachments
- Den in basement has potential to be 4th bedroom
- Rough-in for basement bathroom
- All new luxury vinyl plank flooring and ceiling tiles in basement
- Top floor deck has all new railings and floorboards
- **Lot Size: 24.61' x 96.03'**
- **2022 Taxes: \$4,668**