




MLS Form of 2407 Stefi Trail, Oakville

Prepared by: HELEN WANG, Administrator
REAL ONE REALTY INC., BROKERAGE

1660 North Service Rd E #103, Oakville, ON L6H7G3

905-281-2888

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	2407 Stefi Tr Oakville Ontario L6H5Y5 Oakville River Oaks Halton 471-26-N SPIS: N Taxes: \$3,798.34 / 2020 DOM: 0		List: \$786,818 For: Sale																																										
	Att/Row/Twnhouse 2-Storey	Front On: E Acre: < .50	Rms: 5 Bedrooms: 3 Washrooms: 3 1x2xMain, 1x5x2nd, 1x3xBsmt																																										
Lot: 19.69 x 142.38 Feet Irreg: Dir/Cross St: Riverglen To Howell																																													
MLS#: W4907677 Contract Date: 9/11/2020 PIN#:																																													
Possession Remarks: Tba																																													
Kitchens: 1 Fam Rm: N Basement: Full / Finished Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: Apx Age: 16-30 Apx Sqft: Assessment: POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Lower Phys Hdcap-Eqp:	Exterior: Brick Drive: Private Gar/Gar Spcs: Attached / 1.0 Drive Park Spcs: 3 Tot Prk Spcs: 5.0 UFFI: Pool: None Energy Cert: Cert Level: GreenPIS: Prop Feat: Fenced Yard, Level, Park, Wooded/Treed	Zoning: Res Cable TV: Hydro: Gas: Phone: Water: Municipal Water Supply: Sewer: Sewers Spec Desig: Unknown Farm/Agr: Waterfront: Retirement: Oth Struct:																																											
<table border="1"> <thead> <tr> <th>#</th> <th>Room</th> <th>Level</th> <th>Length (m)</th> <th>Width (m)</th> <th>Description</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Kitchen</td> <td>Main</td> <td>3.50</td> <td>x 3.10</td> <td>Hardwood Floor Open Concept Stainless Steel Appl</td> </tr> <tr> <td>2</td> <td>Great Rm</td> <td>Main</td> <td>4.35</td> <td>x 4.20</td> <td>Hardwood Floor W/O To Deck Pot Lights</td> </tr> <tr> <td>3</td> <td>Master</td> <td>2nd</td> <td>4.46</td> <td>x 4.07</td> <td>Hardwood Floor Large Window His/Hers Closets</td> </tr> <tr> <td>4</td> <td>2nd Br</td> <td>2nd</td> <td>3.97</td> <td>x 3.17</td> <td>Hardwood Floor Large Window Closet</td> </tr> <tr> <td>5</td> <td>3rd Br</td> <td>2nd</td> <td>3.26</td> <td>x 2.73</td> <td>Hardwood Floor Large Window Closet</td> </tr> <tr> <td>6</td> <td>Rec</td> <td>Bsmt</td> <td>8.60</td> <td>x 4.23</td> <td>Laminate Fireplace 3 Pc Bath</td> </tr> </tbody> </table>	#	Room	Level	Length (m)	Width (m)	Description	1	Kitchen	Main	3.50	x 3.10	Hardwood Floor Open Concept Stainless Steel Appl	2	Great Rm	Main	4.35	x 4.20	Hardwood Floor W/O To Deck Pot Lights	3	Master	2nd	4.46	x 4.07	Hardwood Floor Large Window His/Hers Closets	4	2nd Br	2nd	3.97	x 3.17	Hardwood Floor Large Window Closet	5	3rd Br	2nd	3.26	x 2.73	Hardwood Floor Large Window Closet	6	Rec	Bsmt	8.60	x 4.23	Laminate Fireplace 3 Pc Bath	Client Remks: Lovely Freehold 3 Br & 3 Wr Link Townhouse On Kids-Friendly Quiet Street In River Oaks. 142' Deep Private Backyard Backing Onto Harman Gate Park Trail. Open Concept Upgraded Kitchen/Great Rm Features Central Island W/Granite Countertop, Ss Appliances, Garburator &W/O To Deck. Finished Basement W/Rec Rm & Full Bathroom. Hardwood Floor Throughout! Low Maintenance Yard W/Cedar Deck, Screened Gazebo & Fire Pit! Close To Soccer Field, Community Center, School, Etc Extras: Upgrades: Kitchen, Hardwood Floor/Trim/Stairs, Washer & Dryer, Driveway, 2nd Floor Bathroom W/Marble Floor(Full List Attached). Incl: All Elf's, All Window Coverings Excp Curtains In Blue Bdrm, All Appliances, Gdo(As-Is), Centra Vac(As-Is). Listing Contracted With: REAL ONE REALTY INC., BROKERAGE Ph: 905-281-2888		
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