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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1500 Stationmaster Lane **List: $1,799,000 For: Sale**
Oakville Ontario L6M3A8
Oakville Glen Abbey Halton 470-21-Q
SPIS: N **Taxes:** $6,900.00 / 2020 **DOM: 0**

Detached **Front On:** W **Rms:** 12 + 3
Link: N **Acre:** **Bedrooms:** 5 + 1
2-Storey **Washrooms:** 5
1x2xMain, 1x5x2nd, 1x4x2nd, 1x3x2nd, 1x3xBsmt

Lot: 56.2 x 118.11 Feet **Irreg:**
Dir/Cross St: Upper Middle & 3rd Line

MLS#: W5110523 **Contract Date:** 2/10/2021 **PIN#:**
Possession Remarks: Tba

Kitchens:	1	**Exterior:**	Brick	**Zoning:**	
Fam Rm:	Y	**Drive:**	Private	**Cable TV:**	
Basement:	Finished	**Gar/Gar Spcs:**	Attached / 2.0	**Hydro:**	
Fireplace/Stv:	Y	**Drive Park Spcs:**	2	**Gas:**	
Heat:	Forced Air / Gas	**Tot Prk Spcs:**	4.0	**Phone:**	
A/C:	Central Air	**UFFI:**		**Water:**	Municipal
Central Vac:		**Pool:**	None	**Water Supply:**	
Apx Age:		**Energy Cert:**		**Sewer:**	Sewers
Apx Sqft:	3500-5000	**Cert Level:**		**Spec Desig:**	Unknown
Assessment:		**GreenPIS:**		**Farm/Agr:**	
POTL:		**Prop Feat:**	Fenced Yard,	**Waterfront:**	
POTL Mo Fee:		Grnbelt/Conserv, Hospital, Rec Centre,		**Retirement:**	
Elevator/Lift:		School, Wooded/Treed		**Oth Struct:**	
Laundry Lev:					
Phys Hdcap-Eqp:					

#	Room	Level	Length (m)	Width (m)	Description		
1	Living	Main	4.78	x 3.45	Hardwood Floor	Crown Moulding	Pot Lights
2	Dining	Main	5.51	x 3.66	Hardwood Floor	Crown Moulding	Formal Rm
3	Family	Main	5.79	x 3.45	Hardwood Floor	Crown Moulding	Fireplace
4	Office	Main	3.45	x 3.05	Hardwood Floor	Crown Moulding	Large Window
5	Kitchen	Main	7.38	x 3.85	Hardwood Floor	W/O To Yard	Marble Counter
6	Master	2nd	6.38	x 3.71	Hardwood Floor	5 Pc Ensuite	W/I Closet
7	2nd Br	2nd	5.54	x 3.51	Hardwood Floor	3 Pc Ensuite	Large Window
8	3rd Br	2nd	4.27	x 3.48	Hardwood Floor	Crown Moulding	Large Closet
9	4th Br	2nd	5.16	x 3.45	Hardwood Floor	Crown Moulding	Large Closet
10	5th Br	2nd	3.63	x 3.51	Hardwood Floor	Crown Moulding	Large Closet
11	Media/Ent	Bsmt	11.25	x 4.83	Hardwood Floor	Wet Bar	3 Pc Bath
12	Br	Bsmt	3.53	x 4.98	Hardwood Floor	Crown Moulding	Pot Lights

Client Remks: Stunning 5 Bedroom Detached Home On A Quiet Kids-Friendly Street In Sought-After Glen Abbey! Premium Lot Private Backyard Steps To 14 Miles Creek Trails! Top-Ranked Abbey Park Hs District. The Whole House Renovated From Top To Bottom In 2017. Engineered 6" Oak Hardwood Flooring, Smooth Ceilings, Crown Mouldings, Pot Lights Throughout! Main Floor Office, 4 Skylights In Hall, 2 Ensuites On The 2nd Floor! Finished Basement W/Home Theatre, Wet Bar & Full Bath!

Extras: Incl: All Kitchen Appliances, Washer & Dryer, All Window Coverings, All Lighting Fixtures, Garage Remote Control. Hot Water Tank Is Rental.

Listing Contracted With: REAL ONE REALTY INC., BROKERAGE **Ph:** 905-281-2888

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