

	<b>2473 Tesla Cres</b> <b>Oakville Ontario L6H 7N1</b> Oakville Iroquois Ridge North Halton 471-29-N SPIS: N                      Taxes: \$8,299.55 / 2020	List: <b>\$1,899,000</b> For: <b>Sale</b>  <b>DOM: 0</b>
	Detached                      Front On: W Link: N                          Acre: 2-Storey	Rms: 9 + 2 Bedrooms: 4 Washrooms: 4 1x2xMain, 2x4x2nd, 1x6x2nd
Lot: 45.08 x 105.28 Feet Irreg: Dir/Cross St: Dundas / Eight Line		

MLS#: W5095388                      Contract Date: 1/27/2021                      PIN#:  
 Possession Remarks: 90 Days

Kitchens: 1 Fam Rm: Y Basement: Finished / Full Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: Y Apx Age: Apx Sqft: 3000-3500 Assessment: POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Phys Hdcap-Eqp:	Exterior: Stone / Stucco/Plaster Drive: Private Gar/Gar Spcs: Attached / 2.0 Drive Park Spcs: 2 Tot Prk Spcs: 4.0 UFFI: Pool: Inground Energy Cert: Cert Level: GreenPIS: Prop Feat: Fenced Yard, Park, Rec Centre, School	Zoning: Residential Cable TV: Hydro: Gas: Phone: Water: Municipal Water Supply: Sewer: Sewers Spec Desig: Unknown Farm/Agr: Waterfront: Retirement: Oth Struct:
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#	Room	Level	Length (m)	Width (m)	Description
1	Dining	Main	4.85	x 5.16	Hardwood Floor      Crown Moulding      Wainscoting
2	Kitchen	Main	2.72	x 3.94	Slate Flooring      Stainless Steel Appl      Granite Counter
3	Breakfast	Main	2.72	x 3.94	Slate Flooring      Bay Window      W/O To Yard
4	Family	Main	4.85	x 5.16	Hardwood Floor      Stone Fireplace      Cathedral Ceiling
5	Office	Main	3.15	x 3.40	Hardwood Floor      B/I Shelves      Wall Sconce Lighting
6	Master	2nd	3.99	x 5.46	Hardwood Floor      Fireplace      6 Pc Ensuite
7	2nd Br	2nd	4.09	x 4.75	Hardwood Floor      Juliette Balcony      4 Pc Ensuite
8	3rd Br	2nd	3.33	x 4.09	Hardwood Floor      Double Closet      Semi Ensuite
9	4th Br	2nd	3.33	x 3.33	Hardwood Floor      Double Closet      California Shutters
10	Media/Ent	Lower	9.14	x 4.57	Laminate      Window      Pot Lights
11	Rec	Lower	4.57	x 7.62	Laminate      Double Doors      Pot Lights

**Client Remks:** Gorgeous 3015 Sqft Home On A Quiet, Kids-Friendly Street In Renowned Joshua Creek. Top-Ranked Schools. Professionally Landscaped Yard W/Ionizer Swimming Pool. Chef's Kitchen W/Stone Floor, Marble Countertops, Mini Tv & Ss Appliances. Open-To-Above South-Facing Family Rm W/Flr-Ceil Window W/Remote Blinds. Main Floor Office W/B/I Murphy Bed. 2 Master Ensuities W/Laundry Rm Upstairs. Finished Basement Home Theatre. Steps To Library, Gym, Community Center, Etc.

**Extras:** Upgrades: Roof(19), Juliette Balcony Door(18), High-End Inverter A/C(17), Hardwood Flr On 2nd Flr(16), All Bathroom Rcaulking & Hardwire, Nest Smart Lock. Incl: B/I Furniture In Office, Backyard Furniture, All Appliances, Tv In Kitchen,

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