



Together, For Better !

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Features of 1566 Litchfield Rd., Oakville

Highlights:

- Spacious End Unit Townhouse in Fantastic College Park Location Close to Highly Rated Schools, Shopping, Restaurants & Amenities, Parks & Trails, Sheridan College & Quick Highway Access!
- Great Investment Potential with Close Proximity to Sheridan College Plus End Unit Allows Separate Access to Walk-Out Basement!
- Bright Eat-In Kitchen with Bay Window.
- Great Space in the Dining & Living Room Areas with Newer Bamboo Flooring & Large Windows - Plus Gas Fireplace in the Sunken Living Room!
- 3 Bedrooms with Newer Bamboo Flooring & 2 Full Baths on the 2nd Level.
- Primary Bedroom Features His & Hers Closets & 4pc Ensuite.
- Loads of Natural Light with Large Windows Throughout, Including Bay Windows in Kitchen, Dining Room, Primary Bedroom & Main Bath!
- Finished Walk-Out Basement Features Lovely Rec Room with Gas Fireplace & Walk-Out to Rear Yard, Plus 2pc Bath, Laundry, Ample Storage & Access to Garage!
- End Unit Allows Access to Spacious Fully-Fenced Rear Yard with Garden Shed, Patio Area & Lots of Space for Entertaining!
- Built-In Garage Plus Ample Driveway Parking!
- Great Home for First-Time Home Buyers Looking for Lots of Space, Large Backyard & Great Location in Close Proximity to All the Amenities - Plus Potential for Extra Income!

Inclusions:

All Light Fixtures, Window Coverings (Except as Excluded), Refrigerator & Stove, Built-in Dishwasher, Washer & Dryer, Automatic Garage Door Opener & Remote(s), Garden Shed

Exclusions:

Staging Curtains in the Living Room

Updates:

2023: Updated Most Light Fixtures

2018: Updated Shingles

2018: Updated Windows & Doors