




MLS Form - 469 Drummond Rd., Oakville

	469 Drummond Rd Oakville Ontario L6J 4L7 Oakville Eastlake Halton 477-29-S SPIS: N Taxes: \$10,684.61 / 2022 DOM: 1		List: \$2,999,900 For: Sale
	Detached Link: N 2-Storey	Front On: E Acre:	Rms: 8 + 4 Bedrooms: 4 + 2 Washrooms: 5 1x2xMain, 1x5x2nd, 1x4x2nd, 1x3x2nd, 1x3xBsmt
Lot: 61 x 118 Feet Irreg: Slightly Irregular Lot Dir/Cross St: Cornwall Dr/Maple Grove Rd			

MLS#: W5983759 Contract Date: 3/23/2023 PIN#:

Possession Remarks: Tbd

Kitchens: 1 Fam Rm: Y Basement: Finished Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: Y Apx Age: Apx Sqft: Assessment: POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Main Phys Hdcap-Eqp:	Exterior: Stone / Stucco/Plaster Drive: Private Gar/Gar Spcs: Attached / 2.0 Drive Park Spcs: 6 Tot Prk Spcs: 8.0 UFFI: Pool: None Energy Cert: Cert Level: GreenPIS: Prop Feat:	Zoning: Cable TV: Hydro: Gas: Phone: Water: Municipal Water Supply: Sewer: Sewers Spec Desig: Unknown Farm/Agr: Waterfront: Retirement: Oth Struct: Garden Shed
--	---	--

#	Room	Level	Length (m)	Width (m)	Description		
1	Kitchen	Main	6.17	x 4.57	Hardwood Floor	Quartz Counter	W/O To Deck
2	Family	Main	6.35	x 3.84	Hardwood Floor	Gas Fireplace	Open Concept
3	Dining	Main	5.28	x 3.56	Hardwood Floor	Formal Rm	
4	Living	Main	4.55	x 3.56	Hardwood Floor		
5	Prim Bdrm	2nd	6.81	x 3.94	Hardwood Floor	5 Pc Ensuite	Gas Fireplace
6	2nd Br	2nd	4.27	x 3.63	Hardwood Floor	Large Closet	
7	3rd Br	2nd	4.42	x 3.58	Hardwood Floor	Large Closet	
8	4th Br	2nd	4.06	x 3.51	Hardwood Floor	Large Closet	
9	Rec	Lower	5.77	x 4.83	Broadloom	Gas Fireplace	B/I Shelves
10	Media/Ent	Lower	5.38	x 3.73	Broadloom	Open Concept	B/I Shelves
11	5th Br	Lower	3.63	x 3.12	Broadloom	French Doors	His/Hers Closets
12	Br	Lower	4.70	x 3.20	Broadloom		

Client Remks: 5 Elite Picks! Here Are 5 Reasons To Make This Home Your Own: 1. Spacious Gourmet Kitchen ('19) Boasting Thomasville Cabinetry With Fabulous B/I Features, Centre Island, Quartz C/Tops, Wolf Gas Stove & W/O From Breakfast Area To Deck & Pool-Sized Backyard 2. Stunning Open Concept Family Room With Gas F/P. 3. Lovely Primary Bdrm Suite Featuring 2-Sided Gas F/P, Huge W/I Closet & 5Pc Ensuite W/Dbl Vanity, Soaker Tub & Separate Marble-Surround Shower. 4. Professionally Finished Bsmt With Generous Rec Room W/Gas F/P & B/I Shelving Plus Entertainment/Office Area, 2 More Bdrms (Or Gym/Office, Etc.) & Full 3Pc Bath! 5. 61' Wide Private Backyard With Large Deck, Patio Area W/Hot Tub & Beautiful Perennial Gardens. All This & More! Bright L/R Area (Currently Used As Office) & Huge Formal D/R. 3 Additional Good-Sized Bdrms & 2 More Full Baths On 2nd Level! Convenient Mn Floor Laundry W/Side Door W/O & Access To Garage. Wide Plank Hdwd Flooring Thru Mn & 2nd Levels.

Extras: Fantastic Eastlake Location In Beautiful Mature Neighbourhood Just Minutes From Schools, Shopping, Amenities, Hwy Access & The Beautiful Lakeshore Area! New Furnace & A/C '20. Freshly Painted & Move-In Ready!

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