



MLS Listing - 22 Arborfield Lane, Markham



22 Arborfield Lane **List: \$1,950,000 For: Sale**

Markham Ontario L3P 7R7

Markham Markville York

SPIS: N **Taxes:** \$7,614.38/2024

Detached

Front On: N

Rms: 9

Link: N

Acre:

Bedrooms: 5

2-Storey

Washrooms: 4

1x2xMain, 1x5x2nd, 1x4x2nd,
1x5x2nd

Lot: 49.21 x 118.11 Feet **Irreg:**

Dir/Cross St: Kennedy Rd./Carlton Rd.

MLS#: N9399381 **PIN#:** 029720124

Possession Remarks: TBD

Kitchens:	1	Exterior:	Brick	Zoning:	
Fam Rm:	Y	Drive:	Private	Cable TV:	
Basement:	Full	Gar/Gar Spcs:	Attached / 2	Hydro:	
Fireplace/Stv:	Y	Drive Park Spcs:	6	Gas:	
Heat:	Forced Air / Gas	Tot Prk Spcs:	8	Phone:	
A/C:	Central Air	UFFI:		Water:	Municipal
Central Vac:		Pool:	None	Water Supply:	
Apx Age:		Energy Cert:		Sewer:	Sewers
Apx Sqft:	2500-3000	Cert Level:		Spec Desig:	Unknown
Assessment:		GreenPIS:		Farm/Agr:	
POTL:		Prop Feat:	Family Room, Fireplace/Stove	Waterfront:	
POTL Mo Fee:				Retirement:	
Elevator/Lift:	N			Oth Struct:	
Laundry Lev:	Main				
Phys Hdcap-Eqp:					

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Kitchen	Main	23.16	x 9.74	Marble Floor	Quartz Counter	W/O To Patio
2	Family	Main	11.32	x 17.85	Hardwood Floor	Fireplace	Large Window
3	Living	Main	11.32	x 17.09	Hardwood Floor	Bay Window	French Doors
4	Dining	Main	11.09	x 12.66	Hardwood Floor	Crown Moulding	Bay Window
5	Prim Bdrm	2nd	11.52	x 17.75	Hardwood Floor	5 Pc Ensuite	His/Hers Closets
6	2nd Br	2nd	11.32	x 9.09	Hardwood Floor	Closet	Large Window
7	3rd Br	2nd	11.42	x 12.6	Hardwood Floor	Closet	Window
8	4th Br	2nd	11.52	x 10.99	Hardwood Floor	Closet	Window
9	5th Br	2nd	13.75	x 12.93	Hardwood Floor	4 Pc Ensuite	Bay Window

Client Remks: 5 Elite Picks! Here Are 5 Reasons To Make This Home Your Own: 1. Family-Sized Kitchen Boasting Marble Tile Flooring, Quartz C/Tops, Stainless Steel Appliances & Bright & Spacious Breakfast Area with W/O to Patio! 2. Spacious Principal Rooms with 9' Ceilings & Hdwd Flooring Including Warm & Welcoming F/R Featuring F/P & Large Window Overlooking the Backyard, Plus Separate Formal Living & Dining Rooms, Both with Bay Windows. 3. Grand Oak Staircase Leads to 2nd Level with 5 Very Generous Bdrms with Hdwd Flooring & 3 Full Baths, with Large 5th Bedroom Featuring Bay Window & Its Own 4pc Ensuite. 4. Spacious Primary Bdrm Suite Boasting Bay Window, His & Hers W/I Closets & Gorgeous 5pc Ensuite with His & Hers Vanities, Large Soaker Jet Tub & Separate Glass-Enclosed Shower. 5. Beautiful Fenced Backyard Expansive Patio Area and Mature Trees & Shrubs. All This & More!! Enclosed Porch & Gracious Double Door Entry Leads to Bright, Open Foyer Area with Marble Tile Flooring. 2pc Powder Room & Updated Large Laundry/Mud Room with Side Door W/O & Access to Garage Complete the Main Level. 9' Ceiling on Main Level!! Unfinished Basement Awaits Your Design & Finishing Touches! Large 49' x 118' Lot. Huge Interlocking Stone Driveway Fits 6 Cars.

Extras: Fabulous Location on Quiet Street in Top-Ranking School District within Minutes to Many Beautiful Parks, Shopping, Restaurants, YMCA, GO Station, Many More Amenities... & Quick Access to Highways & Downtown Markham!

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