




MLS Listing - 144 Mayla Dr., Oakville

	144 Mayla Dr Oakville Ontario L6H 3T4 Oakville 1015 - RO River Oaks Halton SPIS: N Taxes: \$8,236.73/2024		List: \$1,849,000 For: Sale																																																																																																																					
	Detached Link: N 2-Storey	Front On: S Acres:	Rms: 11 + 3 Bedrooms: 5 Washrooms: 4 1x2xMain, 1x5x2nd, 1x4x2nd, 1x3xBsmt																																																																																																																					
	Lot: 43.85 x 125.32 Acres Irreg: Dir/Cross St: Upper Middle Rd. W. & Neyagawa Blvd.																																																																																																																							
MLS#: W12082877 PIN#: 249190142 Possession Remarks: TBD																																																																																																																								
Kitchens: 1 Fam Rm: Y Basement: Finished / Full Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: N Apx Age: Apx Sqft: 3000-3500 Assessment: POTL: POTL Mo Fee: Elevator/Lift: N Laundry Lev: Main Phys Hdcap-Eqp:	Exterior: Brick Drive: Private Gar/Gar Spcs: Attached / 2 Drive Park Spcs: 4 Tot Prk Spcs: 6 UFFI: Pool: Inground Energy Cert: Cert Level: GreenPIS: Prop Feat: Family Room, Fireplace/Stove	Zoning: Cable TV: Hydro: Gas: Phone: Water: Municipal Water Supply: Sewer: Sewers Spec Desig: Unknown Farm/Agr: Waterfront: None Retirement: Oth Struct:																																																																																																																						
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Client Remks: 5 Elite Picks! Here Are 5 Reasons to Make This Home Your Own: 1. Spectacular Backyard Retreat on Large Private Lot with Mature Trees, & Extensive Patio Area with I/G Pool & Raised Gazebo/Sitting Area! 2. Vast Updated Kitchen Featuring Centre Island, Large Breakfast Bar, Corian C/Tops, Upgraded Integrated & B/I Appliances & Sun-Filled Breakfast Area with Gas F/P, Large South-Facing Windows & W/O to Patio & Backyard. 3. 2-Storey Foyer Leads to Gracious Centre Hall Plan Featuring Generous Principal Rooms with Hdwd Flooring, Including Bright & Spacious Formal L/R with French Doors, Separate Formal D/R with French Doors, Warm & Welcoming Family Room with Gas F/P & South-Facing Windows Overlooking the Backyard, and Convenient Main Level Office. 4. 5 Good-Sized Bedrooms with Hdwd Flooring ('22) on 2nd Level, with Primary Bdrm Suite Boasting B/I Shelving/Entertainment Unit with Gas F/P, Huge W/I Closet with Extensive B/I Organizers & 5pc Ensuite with Double Vanity, Soaker Tub & Separate Shower. 5. Lovely Finished Bsmt Featuring Open Concept Rec Room with Wet Bar & B/I Desk & Shelving, Plus Private Den/Play Room (or 6th Bedroom/No Closet), Full 3pc Bath, Mud/Locker Room Area & Loads of Storage Space! All This & More! 2pc Powder Room & Laundry Room with Access to Garage & Side Door W/O Completes the Main Level. Over 4,700 Sq.Ft. of Finished Living Space with 3,335 Sq.Ft. A/G Plus Finished Basement! 2025 Updates Include: Refinished Kitchen Cabinetry, New Windows in Bdrms & D/R, Painted Foyer, Hallway, L/R & Bdrms and Interior Doors, Updated 2nd Level Baths, New Cooktop, New Gazebo & Updated Storage Shed (New Doors). New Pool Liner & Safety Cover '22, New Furnace '21, New Storm Door & Front Door '19. Fabulous Location on Quiet, Tree-Lined Street in Mature River Oaks Neighbourhood Just Minutes from Many Parks & Trails, Golf, River Oaks Community Centre, Top Schools, Shopping & Many More Amenities!																																																																																																																								
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Listing Contracted With: REAL ONE REALTY INC. Ph: 905-281-2888																																																																																																																								

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