



Together, For Better !

一份信任，三份回报！



Features & Updates - 5452 Croydon Rd., Burlington

Highlights:

- Delightful 3+1 Bedroom & 2 Bath Bungalow with Entertainer's Delight Open Concept Kitchen & Living/Dining Area with Vaulted Ceiling & Gleaming Acacia Hardwood Flooring.
- Spacious Kitchen Boasts Skylight, Updated Cabinet Doors & Hardware, Updated Centre Island/Breakfast Bar, Granite Countertops & Stainless Steel Appliances.
- 3 Main Level Bedrooms with Gleaming Acacia Hardwood Flooring & Classy Updated 4pc Main Bath with Skylight Completes the Main Level.
- Separate Entrance to Finished Lower Level with New Laminate Flooring Boasts Bright & Spacious Rec Room, Office Area, Large Laundry Room & Good-Sized 4th Bedroom with Full 3pc Bath.
- Freshly Painted & Move in Ready!
- Private Fenced Yard with Mature Trees, Patio Area, Natural Gas BBQ Hook-up & Ample Space for Play, Gardening and/or Entertaining!
- Detached 2 Car Garage Plus Large Driveway.
- Fabulous Location within Walking Distance to Schools, Parks & Trails, Shopping & Amenities AND to the Lake & Burloak Waterfront Park!

Inclusions:

All Light Fixtures, All Window Coverings, Refrigerator & Stove, Built-in Dishwasher, Washer & Dryer, Central Vacuum System & Attachments, Garage Door Opener & Remote(s)

Rental:

Hot Water Tank/Heater

Updates:

2025: Updated Kitchen Island, Cabinet Doors & Hardware

2025: New Laminate Flooring in Basement

2025: Freshly Painted

2024: New Fence

2024: New Shingles on Detached Garage

2024: New Heat Pump

2023: New Kitchen Faucet

2022: New Dishwasher & Dryer

2021: New Stove

2020: New Ceiling Fan

2015: Updated Shingles (per Previous Owner)