



Together, for better !

一份信任，三份回报！



MLS Listing - 2337 Hilda Dr., Oakville



2337 Hilda Dr **List: \$1,549,900 For: Sale**

Oakville Ontario L6H 7M9

Oakville 1009 - JC Joshua Creek Halton

SPIS: N **Taxes:** \$7,503.34/2025

Detached

Link: N

2-Storey

Front On: E

Acre:

Rms: 9 + 2

Bedrooms: 4

Washrooms: 4

1x2xMain, 1x4x2nd, 1x4x2nd,

1x2xBsmt

Lot: 35.5 x 112.36 Feet **Irreg:**

Dir/Cross St: North Ridge Tr. & Eighth Line

Directions: North Ridge Tr. & Eighth Line to Kestell Blvd. to Herfordshire Way to Hilda Dr.

MLS#: W12379778

PIN#: 250631544

Possession Remarks: TBD

Kitchens: 1	Exterior: Brick / Stone	Zoning:
Fam Rm: Y	Gar/Gar Spcs: Attached / 1	Cable TV:
Basement: Finished	Park/Drive: Private	Hydro:
Fireplace/Stv: Y	Drive: Private	Gas:
Heat: Forced Air / Gas	Drive Park Spcs: 2	Phone:
A/C: Central Air	Tot Prk Spcs: 3	Water: Municipal
Central Vac: N	UFFI:	Water Supply
Apx Age:	Pool: None	Type:
Apx Sqft: 2000-2500	Energy Cert:	Sewer: Sewers
Lot Size Source: Other	Cert Level:	Spec Desig: Unknown
Roof: Shingles	GreenPIS:	Farm/Agr:
Foundation: Unknown	Prop Feat: Family Room, Fireplace/Stove	Waterfront:
Assessment:	Interior Feat: Auto Garage Door Remote	Retirement:
POTL:		HST Applicable to Included In
POTL Mo Fee:		Sale Price:
Elevator/Lift:		Oth Struct:
Laundry Lev:		Survey Type: None
Phys Hdcap-Eqp:		

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Kitchen	Main	12.17	x 9.42	Hardwood Floor	Stainless Steel Appl	Ceramic Back Splash
2	Breakfast	Main	9.42	x 7.91	Hardwood Floor	W/O To Deck	
3	Family	Main	16.67	x 11.68	Hardwood Floor	Gas Fireplace	Pot Lights
4	Dining	Main	11.91	x 11.68	Hardwood Floor	Formal Rm	Pot Lights
5	Living	Main	9.91	x 8.92	Hardwood Floor	Large Window	Pot Lights
6	Prim Bdrm	2nd	17.91	x 11.91	Hardwood Floor	4 Pc Ensuite	W/I Closet
7	2nd Br	2nd	14.34	x 12.99	Hardwood Floor	Closet	Large Window
8	3rd Br	2nd	10.93	x 10.5	Hardwood Floor	Closet	Large Window
9	4th Br	2nd	11.91	x 9.42	Hardwood Floor	Closet	Large Window
10	Rec	Bsmt	21.26	x 12.66	Broadloom	Open Concept	Gas Fireplace
11	Games	Bsmt	22.57	x 8.5	Broadloom	Open Concept	Pot Lights

Client Remks: 5 Elite Picks! Here Are 5 Reasons To Make This Home Your Own: 1. Surprisingly Spacious 4 Bedroom & 4 Bath Detached Home in Joshua Creek with 2,250 Sq.Ft. of Above-Ground Living Space PLUS Finished Basement! 2. Generous Kitchen Boasting Sleek Modern Cabinetry, Classy Tile Backsplash & Stainless Steel Appliances, Open to Breakfast Area with Patio Door W/O to Deck & Yard, and Bright & Airy Family Room with Gas Fireplace. 3. Generous Formal Dining Room, Separate Open Living Room Area, 2pc Powder Room & Convenient Main Level Laundry with Garage Access Complete the Main Level. 4. 4 Good-Sized Bedrooms & 2 Baths on 2nd Level, with Primary Bedroom Featuring W/I Closet & 4pc Ensuite with Soaker Tub & Separate Shower. 5. Bright Open Concept Finished Basement Rec & Games Room with Pot Lights & Gas Fireplace, Plus 2pc Bath & Ample Storage! All This & More! Lovely Fenced Backyard with Large Deck & Garden Shed. Smooth 9' Ceilings on Through Main Level / 8' on 2nd Level. Hardwood Flooring Through Main & 2nd Levels. Freshly Painted Main & 2nd Levels! Fabulous Location in Desirable Joshua Creek Just Minutes from Parks & Trails, Top-Rated Schools, Community Centre, Library, Restaurants, Shopping, Hwy Access & Many More Amenities!

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

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

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