ELITE3 &TEAM 地产三友

Together, For Better !

一份信任，三份回报！



Features & Updates ~ 55 - 2250 Rockingham Dr., Oakville

Highlights:

- Spacious, Well-Maintained 3 Bedroom & 4 Bath Condo Townhouse in Desirable "The Woods of Joshua Creek" Complex with 1,744 Sq.Ft. of Above-Ground Living Space PLUS Finished Basement!
- Modern Kitchen Boasts Quartz Countertops, Stylish Backsplash, Stainless Steel Appliances, Ample Cabinet Space with Pantry Cabinets & Breakfast Area with Walk-Out to Patio & Backyard.
- Bright & Spacious Open Concept Living & Dining Room Area with Pot Lights, Bay Window & Gas Fireplace.
- Updated 2pc Powder Room & Access to Garage Complete the Main Level.
- 3 Good-Sized Bedrooms, 2 Full Baths & Convenient Upper Level Laundry Room with Ample Storage on 2nd Level.
- Bright & Beautiful Primary Bedroom Features His & Hers Walk-in Closets & Updated 4pc Ensuite with Heated Flooring, Freestanding Soaker Tub & Glass-Enclosed Shower.
- Updated Staircase & Hardwood Flooring Through Main & 2nd Levels.
- Lovely Finished Basement Boasts Open Concept Rec Room & Office (or 4th Bedroom), Plus Updated, Oversized 3pc Bath with Heated Flooring & Ample Storage.
- Bonus 2 Car Garage Plus Double Driveway.
- Beautiful Backyard with Generous Patio Area & Perennial Gardens.
- Fantastic Condo Complex in Desirable Joshua Creek Location Just Minutes from Parks & Trails, Top-Rated Schools, Community Centre, Library, Restaurants, Shopping, Highway Access & Many More Amenities!

Inclusions:

All Light Fixtures, All Blinds/Window Coverings, Refrigerator & Gas Stove, Built-in Dishwasher, Microwave, Washer & Dryer, Wall-Mounted TVs, Foyer Mirror & Bench, Central Vacuum System & Attachments, Tankless Water Heater (Owned), Garage Door Opener & Remote(s)

Property Management:

FirstService Residential | www.fsresidential.com | Customer Care Center: 1.855.244.8854
Property Manager: Katherine Ramos | katherine.ramos@fsresidential.com

Condo/Maintenance Fee:

$742.48/month

Updates:

2023: New California Shutters to 2nd Bedroom & Solar Roller Shades to Main Level & PBR
2023: Installed Ecobee Programmable Thermostat
2023: New Dishwasher & Microwave
2023: New Windows & Patio Door
2022: Cat6 Access in Bedrooms & Basement
2022: Lutron Switches Throughout Home
2022: Upgraded Attic Insulation
2022: Replaced Outlets & Light Fixtures
2022: Added Pot Lights to Dining Room
2022: New Gas Fireplace
2022: Refinished Staircase & Added Iron Railings
2022: New Hardwood Flooring on Main & 2nd Levels
2022: Renovated Powder Room, Ensuite Bath & Basement Bath
2022: Upgraded Closets in Primary & 3rd Bedrooms

www.theelite3team.com
Office: 1660 North Service Rd E, Unit 103, Oakville. On L6H 7G3
905-270-3333
RealOne Realty Inc., Brokerage 天合地产