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一份信任，三份回报！



MLS Listing - 185 All Saints Cres., Oakville



185 All Saints Cres **List: \$1,799,000 For: Sale**
Oakville Ontario L6J 5Y6
 Oakville 1006 - FD Ford Halton
SPIS: N **Taxes:** \$8,187.74/2025

| | | |
|----------------|--------------------|---------------------|
| Detached | Front On: N | Rms: 8 + 1 |
| Link: N | Acres: | Bedrooms: 4 |
| 2-Storey | | Washrooms: 3 |

Lot: 60.01 x 100 Feet **Irreg:**
Dir/Cross St: Ford Dr. & Lakeshore Rd. E.
Directions: Ford Dr. & Lakeshore Rd. E. to Charnwood Dr. to All Saints Cres.

MLS#: W12800830 **PIN#:** 247860041
Possession Remarks: TBD
Legal: Pcl D-2, Sec M128; Part Block D, Plan M128, Part 6, 20R2267; Block F, Plan M141; Town of Oakville

| | | |
|---|---|--|
| Kitchens: 1 Fam Rm: Y Basement: Finished Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: N Apx Age: Apx Sqft: 2500-3000 Roof: Shingles Foundation: Unknown Assessment: POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Main Phys Hdcap-Eqp: | Exterior: Brick Gar/Gar Spcs: Attached / 2 Park/Drive: Private Drive: Private Drive Park Spcs: 4 Tot Prk Spcs: 6 UFFI: Pool: None Energy Cert: Cert Level: GreenPIS: Prop Feat: Family Room, Fireplace/Stove Interior Feat: None | Zoning: Cable TV: Hydro: Gas: Phone: Water: Municipal Water Supply Type: Sewer: Sewers Spec Desig: Unknown Farm/Agr: Waterfront: Retirement: HST Applicable to: Included In Sale Price: Oth Struct: Survey Type: None |
|---|---|--|

| # | Room | Level | Length (ft) | Width (ft) | Description |
|----|-----------|-------|-------------|------------|--|
| 1 | Kitchen | Main | 16.08 | x 12.83 | Ceramic Floor Granite Counter W/O To Patio |
| 2 | Family | Main | 15.06 | x 11.98 | Hardwood Floor Gas Fireplace W/O To Patio |
| 3 | Living | Main | 18.14 | x 14.83 | Hardwood Floor Picture Window French Doors |
| 4 | Dining | Main | 14.83 | x 11.58 | Hardwood Floor Picture Window French Doors |
| 5 | Prim Bdrm | 2nd | 19.98 | x 11.65 | Hardwood Floor 3 Pc Ensuite W/I Closet |
| 6 | 2nd Br | 2nd | 14.4 | x 11.81 | Hardwood Floor Closet California Shutters |
| 7 | 3rd Br | 2nd | 13.98 | x 11.81 | Hardwood Floor Closet California Shutters |
| 8 | 4th Br | 2nd | 9.81 | x 9.74 | Hardwood Floor Closet California Shutters |
| 9 | Rec | Bsmt | 30.25 | x 14.57 | Broadloom Pot Lights |
| 10 | Workshop | Bsmt | 28.25 | x 11.42 | Concrete Floor Unfinished |

Client Remks: 5 Elite Picks! Here Are 5 Reasons To Make This Home Your Own: 1. Stunning Chef's Kitchen Boasting Ample Modern Cabinetry, Granite Countertops, Stainless Steel Appliances & Generous Breakfast Area with W/O to Patio... Leading to Bright & Airy Sunken Family Room with Pot Lights, Gas Fireplace & 2nd W/O to Patio & Yard! 2. Beautiful, Spacious Formal Living Room with Pot Lights, French Door Entry & Picture Window Plus Large Formal Dining Room, Also with French Door Entry & Picture Window! 3. 4 Generous Bedrooms & 2 Full Baths on 2nd Level, with Oversized Primary Bedroom Boasting W/I Closet & 3pc Ensuite with Large Vanity & Glass-Enclosed Shower. 4. Great Additional Living Space in the Partially Finished Basement, Currently Featuring Spacious Rec/Games Room, Plus R/I Bath, Workshop Area & Ample Storage. 5. Large 60' x 100' Lot Boasting Fully-Fenced Yard with Lovely Patio Area & Large Side Yard with Plenty of Room for Entertaining and/or Play!! All This & More!! Elegant Colonial Style Home with Over 2,500 Sq.Ft. A/G Living Space + Basement - Great Space with Large Rooms Thruout! Substantial Foyer with Updated Luxury Vinyl Flooring ('26) & Double Closets, Plus Modern 2pc Powder Room & Convenient Main Level Laundry/Mud Room with W/O Complete the Main Level. Modern 5pc Main Bath with Double Vanity & Combined Soaker Tub & Shower. Hdwd Flooring Thru Main & 2nd Levels. New Light Fixtures '21 (Including Warm/Cold Changing LED Lights in 2nd, 3rd & 4th Bedrooms), Pot Lights Installed in F/R, L/R & Bsmt '21, California Shutters Installed in Principal Rooms & Bedrooms '21, Whole Home Painted '21, Kitchen Cabinets Painted '25. Fantastic Eastlake Location in Top School District Just Minutes from Parks & Trails, Rec Centre & Sports Facilities & within Walking Distance to the Lake... Plus Quick Access to Hwys, Public Transit, Shopping & Amenities!

Inclusions: All Light Fixtures, All California Shutters/Window Coverings, Refrigerator (As Is - Ice/Water Feature Not Used by Seller), Built-in Stove Top, Built-in Oven, Built-in Dishwasher, TV Brackets (Exclude TV), Washer & Dryer (As Is - Works But Display Nonfunctioning), 2 Garage Door Openers

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

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