



Features - 1517 Craigleith Rd., Oakville

Highlights:

- Stunning Ballantry-Built 4 Bedroom & 5 Bath Executive Home on Premium Lot in Joshua Creek, Meticulously Maintained by the Original Owners!
- Beautiful Patterned Concrete Driveway & Stairs Leads to Classy Double Door Entry into the Main Level with 9' Ceilings.
- Upgraded Kitchen Boasts Refinished Cabinetry with Updated Hardware, Granite Countertops, Porcelain Backsplash, Stainless Steel Appliances & Generous Breakfast Area with Walk-out to Patio & Yard!
- Spacious Family Room Boasts Gas Fireplace with Stone Cast Mantle & Bow Window Overlooking the Backyard!
- Formal Dining Room with Bow Window & Coffered Ceiling.
- Lovely Formal Living Room with Wainscotting.
- Large Private Office, 2pc Powder Room & Laundry Room with Garage Access Complete the Main Level.
- Generous 2nd Level with 4 Spacious Bedrooms, 3 Full Baths & Oversized Linen Closet.
- Primary Bedroom Suite Boasts Huge Walk-in Closet with Extensive Custom Built-in Organizer/Storage, Plus Stunning 5pc Ensuite with Double Vanity, Soaker Tub & Large Glass-Enclosed Shower with Stone Tiles.
- 2nd & 3rd Bedrooms Share 3pc Semi-Ensuite with Large Glass-Door Shower.
- 4th Bedroom Boasts Walk-in Closet & Private 4pc Semi-Ensuite.
- Beautifully Finished Basement Features Spacious Rec Room with Gas Fireplace, Plus Games Area, Gym/Play Room, Full 3pc Bath & Ample Storage.
- 4,015 Sq.Ft. Above-Ground Finished Living Space PLUS the Finished Basement.
- Patterned Concrete Walkway Leads to Very Private Backyard Oasis Boasting Salt Water Pool with Rock Waterfall Feature, Extensive ArmourStone Patio Area, 2 Cedar Sheds & Landscape Lighting, Surrounded by Mature Trees & Beautiful Perennial Gardens!
- Premium Pie-Shaped Lot - 47.18' x 134.45' x 80.11' x 121.06'.
- Fabulous Location in Desirable Joshua Creek Community Just Minutes from Many Parks & Trails, Top-Rated Schools, Rec Centre, Restaurants, Shopping & Amenities, Plus Easy Highway Access.

Inclusions:

All Light Fixtures, Window Coverings (Except as Noted), Refrigerator & Stove, Built-in Dishwasher, Washer & Dryer, Central Vacuum System & Attachments, Hot Water Tank/Heater (Owned), Exterior Security Cameras, 2 Garage Door Openers & Remotes, Pool Safety Cover, 2 Garden Sheds

Exclusions:

Drapes & Rod in Dining Room, Mirrors in Primary Bedroom Ensuite, Pool Robot Cleaner



Together, For Better!

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Updates - 1517 Craigleith Rd., Oakville

Updates:

- 2026: New Furnace/Humidifier & 4-Ton A/C
- 2026: New Hot Water Tank (Owned)
- 2026: New Range with Double Oven
- 2026: New Dishwasher
- 2025: Upgraded Semi-Ensuite with Large Glass Door Shower & New Fixtures
- 2025: New Porcelain Backsplash in Kitchen
- 2025: Resealed All Patterned Concrete
- 2025: New Pool Heater
- 2025: New Pool Filters
- 2025: Exterior Security Cameras
- 2024: Interior Freshly Painted
- 2024: Refinished Kitchen Cabinetry & Added New Hardware
- 2024: New Pool Liner
- 2024: Tile Grout Restoration
- 2024 & 2017: New Hardwood Flooring on 2nd Level
- 2021: New Stone Cast Mantle around Family Room Gas Fireplace
- 2020: Smoothed Ceilings
- 2020: New Washer & Dryer
- 2019: Updated Ensuite Shower with Glass-Surround & Stone Tiles
- 2019: Upgraded Roof Vents
- 2019: Upgraded Attic Insulation
- 2016: Finished Basement - Including Sound Proofing & Dry-Core Subflooring
- 2015: New Front & Patio Doors

Other Upgrades:

- 9' Ceilings on Main Floor & Basement (Approx.)
- Upgraded Baseboards Throughout
- Crown Moulding
- California Shutters
- Argon Windows
- Insulated Metal Garage Doors
- Shut-off Valves under All (7) Sinks
- Upgraded Light Fixtures & Pot Lights
- Air Cleaner & Humidifier
- Custom Shelving in Cold Cellar, Utility Room & Garage
- Reinforced Flooring on Main Level
- Upgraded 30 Year Warranty Shingles
- Low Maintenance Landscaping in Front & Back
- Flagstone Walkway at Side of Home
- 2 Exterior Water Faucets in Backyard
- In-Ground Salt Water Pool with Integrated Steps & Seat