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一份信任，三份回报！



MLS Listing ~ 2250 Rockingham Dr., Unit 68, Oakville



2250 Rockingham Dr 68 **List: \$1,099,000 For: Sale**

Oakville Ontario L6H 6J3

Oakville 1009 - JC Joshua Creek Halton

SPIS: No **Taxes:** \$5,237.88/2026

Last Status: NEW

Condo Townhouse
Corp#: HCC / 298
Unit#: 68

2-Storey
#Shares%:
Locker#:
Locker Lev Unit:
Locker Unit#:
Level: 1

Rms: 6 + 1
Bedrooms: 3
Washrooms: 4
1x2xMain, 1x5x2nd, 1x4x2nd,
1x4xBsmt

Zoning:

Prop Mgmt: FirstService Residential

Dir/Cross St: Upper Middle Rd. E. & Joshuas Creek Dr.

Directions: Upper Middle Rd. E. & Joshuas Creek Dr. to Bayshire Dr. to Rockingham Dr.

MLS#: W14105576 **Possession Remarks:** TBD

Status Cert: No

Bldg Name: The Woods of Joshua Creek

PIN#: 255990068

Kitchens: 1
Fam Rm: N
Basement: Finished / Walk-Out
Fireplace/Stv: Y
Heat: Forced Air / Gas
Apx Age:
Apx Sqft: 1800-1999
Sqft Source: per Floor Plan
Exposure: S
Assessment:
Spec Desig: Unknown
Survey Type: None
Phys Hdp-Eqp:

Pets Perm: Yes-with Restrictions
Locker: None
Maint: \$799.11
A/C: Central Air
Central Vac: Yes
UFFI: No
Elev/Lift:
HST Applicable to Included In
Sale Price:
Taxes Incl: **Water Incl:**
Heat Incl: **Hydro Incl:**
Cable TV Incl: **CAC Incl:**
Bldg Ins Incl: Y **Prkg Incl:** Y
Com Elem Incl: Y
Cert Level:
Energy Cert:
GreenPIS:

Balcony: Open
Laundry Feat: Laundry Room
Ens Lndry:
Lndy Lev: Upper
Exterior: Brick / Stone
Garage: Yes
Gar/Gar Spcs: Attached / 2
Drive: Private
Park Type: Owned
Park/Drv Spcs: 2
Tot Prk Spcs: 4
Park \$/Mo:
Prk Lvl/Unit:
Bldg Amen:
Prop Feat: Central Vacuum, Fireplace/Stove,
Pets Allowed with Restrictions
Interior Feat: Auto Garage Door Remote,
Central Vacuum, Water Heater Owned

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Kitchen	Main	15.49	x 10.76	Laminate	Quartz Counter	Stainless Steel Appl
2	Dining	Main	11.75	x 11.32	Laminate	W/O To Deck	Open Concept
3	Great Rm	Main	20.51	x 10.76	Laminate	Gas Fireplace	California Shutters
4	Prim Bdrm	2nd	16.34	x 12.83	Laminate	5 Pc Ensuite	W/O To Balcony
5	2nd Br	2nd	12.5	x 11.84	Broadloom	Juliette Balcony	W/I Closet
6	3rd Br	2nd	9.91	x 9.74	Broadloom	Closet	
7	Rec	Bsmt	22.08	x 14.6	Broadloom	Gas Fireplace	W/O To Patio
8	Games	Bsmt	12.07	x 10.5	Broadloom	4 Pc Bath	Open Concept

Client Remks:

5 Elite Picks! Here Are 5 Reasons To Make This Home Your Own: 1. Spacious 3 Bedroom & 4 Bath END UNIT Condo Townhouse Backing onto Ravine in Desirable "The Woods of Joshua Creek" Complex! 2. Generous Kitchen Boasting Ample Cabinet & Counter Space, Quartz Countertops, Modern Tile Backsplash & Stainless Steel Appliances. 3. Bright & Spacious Open Concept Great Room & Dining Room Area with Large Windows, Gas Fireplace & Patio Door W/O to BBQ Deck Overlooking the Ravine! 4. 3 Generous Bedrooms, 2 Full Baths (New Sinks & Faucets '26) & Convenient Upper Level Laundry Room on 2nd Level, with Spacious Primary Bedroom Featuring Large W/I Closet & 5pc Ensuite with Double Vanity, Soaker Tub & Separate Shower... Plus W/O to Private Balcony Overlooking the Ravine! 5. Lovely Finished Walk-Out Basement Boasting Open Concept Rec & Games Room with Gas Fireplace & W/O to Patio, Plus 4pc Bath & Ample Storage. All This & More! Gracious Double Door Entry to Bright Open Foyer. Modern 2pc Powder Room & Access to Garage Complete the Main Level. 2nd Bedroom Features W/I Closet & Garden Door/Juliette Balcony. Spacious 1,879 Sq.Ft. of Above-Ground Living Space PLUS Finished W/O Basement! Bonus 2 Car Garage Plus Double Driveway. Beautiful Backyard with Generous Patio Area, Backing onto Ravine! Updates Include New Microwave Sept. '26, New C/Vac Oct. '26, New Garage Door Opener June '26, New Fridge & Stove '22, New Dishwasher '21, Freshly Painted '21, Updated Furnace & A/C Dec. '19. Fantastic Condo Complex in Desirable Joshua Creek Location Just Minutes from Parks & Trails, Top-Rated Schools, Community Centre, Library, Restaurants, Shopping, Hwy Access & Many More Amenities! Condo Fee Includes All Exterior Upgrades (Roof, Windows & Doors, Patios & Porches), Grounds Maintenance & Snow Removal, Window Washing (2x/Annum) & More!

Inclusions:

All Light Fixtures, All Window Coverings, Refrigerator & Stove, Built-in Dishwasher, Built-in Microwave/Hood Fan, Washer & Dryer, Central Vacuum System & Attachments, Hot Water Tank/Heater (Owned), Garage Door Opener & Remote

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

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