

THE MILLS TEAM

is proud to present

1444 ANTON SQUARE



1444Anton.com



WELCOME HOME

You'll Fall In Love With Anton! This beautifully renovated, 3-bed, 3-bath detached home is located on a quiet street in the heart of Pickering. Enjoy a brand new eat-in kitchen with quartz counters & breakfast bar, updated flooring throughout, modern light fixtures, new door hardware, and 3 refreshed bathrooms. The main floor features a spacious living/dining area filled with natural light, an ideal powder room, and a functional layout for entertaining. Upstairs, you'll find 3 large bedrooms, including a king-sized primary suite with walk-in closet and renovated 4-piece ensuite. The professionally painted interior and new roof (June 2025) make this home truly move-in ready. The unspoiled basement is a blank canvas to create the space of your dreams. Step outside to a private backyard oasis with gazebo. Single-car garage plus parking for 3 cars in the driveway (no sidewalk!) .Walk to top schools, GO Transit, Pickering Town Centre, parks, rec centre, Highways 401 & 407 and more!



RENOVATIONS IN 2025

- New kitchen; cabinetry & hardware, quartz counter and backsplash, undermount sink & faucet
- Roof reshingled
- Built-in microwave & stove
- Laminate flooring throughout
- Professionally painted throughout
- Broadloom on stairs
- All new light fixtures
- All new door hardware
- All new baseboards
- All new vanities, hardware and toilets in bathrooms
- Driveway resealed





ADDITIONAL INFO

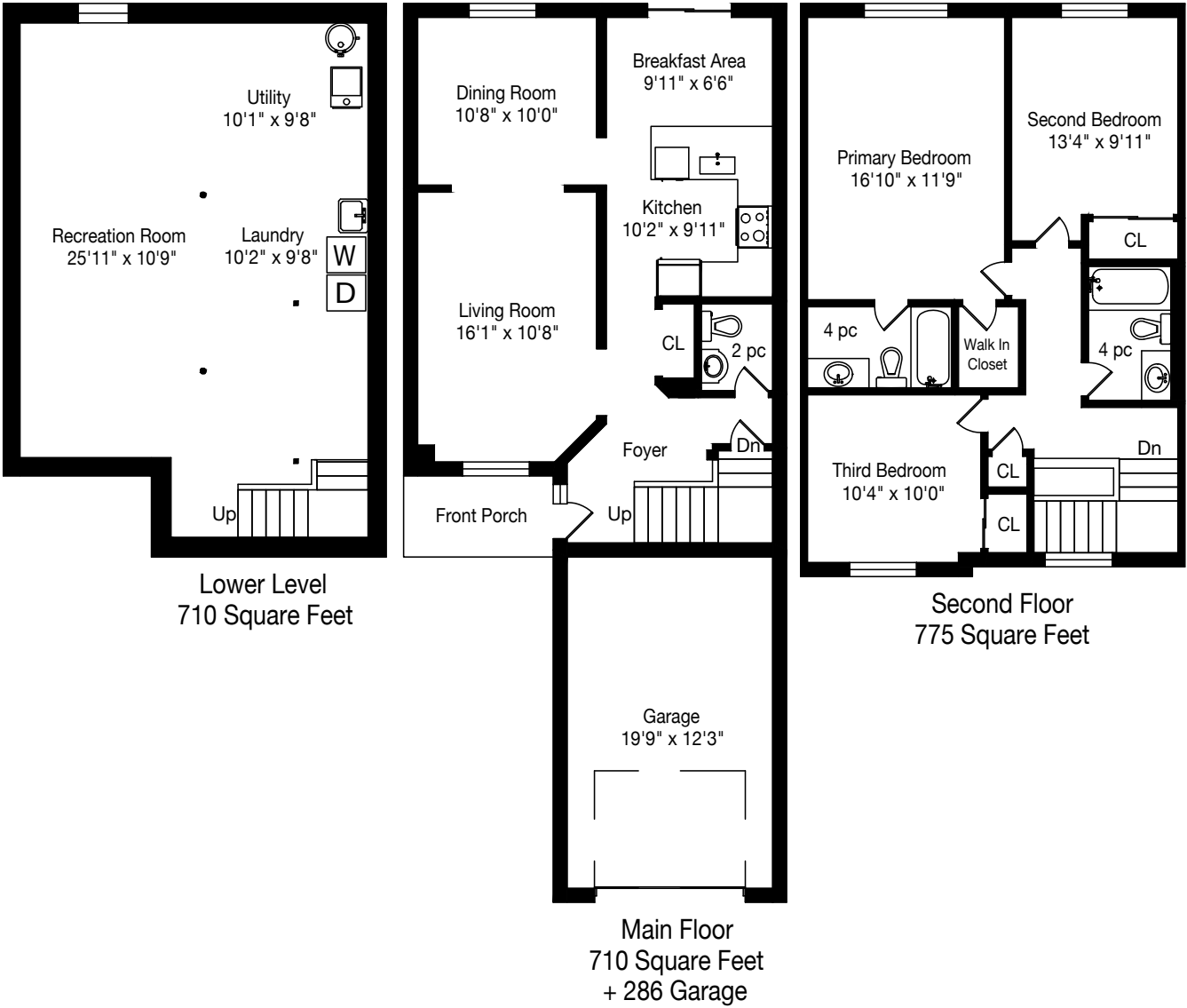
Property Taxes:	\$4,985.49 (Annual in 2025)
Lot Size:	30.05 feet x 123.03 feet
Parking:	Built-in one car garage with private driveway and parking for three cars (no sidewalk)
Square Footage:	1,485 sq ft upper with 710 sq ft lower level per floor plans
Possession:	90 Days or to be arranged
Heating:	Forced air gas furnace and central air conditioning
Utility Costs:	Hydro: Approx. \$57.00/month (2024-2025) Gas: Approx. \$80.00 /month (2024-2025)
Inclusions:	Refrigerator (LG), Stove/Oven (Frigidaire), Built-in Microwave (Samsung), Built-in Dishwasher (Whirlpool), Washer (Kenmore), Dryer (G.E), All Built-in and Attached Shelving, All Electric Light Fixtures, All Window Blinds, Central Vacuum (as-is condition)
Exclusions:	Ensuite Bathroom Mirror, Mailbox in Front Yard, and 3 Exterior Cameras
Rental Equipment:	Hot water tank

A Home Inspection Report dated June 24, 2025, is available for your convenience and information purposes only. Any reliance on this Report and its contents is at the Buyer's own discretion.

E & OE









SCHOOLS

With excellent assigned and local public schools very close to this home, your kids will get a great education in the neighbourhood.



Glengrove PS

Designated Catchment School
Grades PK to 8
1934 Glengrove Rd

Pine Ridge SS

Designated Catchment School
Grades 9 to 12
2155 Liverpool Rd

ÉS Ronald-Marion

Designated Catchment School
Grades 7 to 12
2235 Brock Rd

É Éléo Ronald-Marion

Designated Catchment School
Grades PK to 6
2235 Brock Rd

PARKS & REC.

This home is located in park heaven, with 4 parks and a long list of recreation facilities within a 20 minute walk from this address.



Glendale Park
1963 Glendale Dr

3 mins

Mulmur Tot Lot
1245 Mulmur Ct

6 mins

Glengrove Park
1402 Fieldlight Blvd

6 mins

FACILITIES WITHIN A 20 MINUTE WALK
4 Playgrounds 2 Ball Diamonds
2 Tennis Courts 4 Sports Fields
3 Basketball Courts 4 Sports Courts

TRANSIT

Public transit is at this home's doorstep for easy travel around the city. The nearest street transit stop is only a minute walk away and the nearest rail transit stop is a 22 minute walk away.

Nearest Rail Transit Stop
Pickering GO

Nearest Street Level Transit Stop
Liverpool Southbound at Finch

1 min

SAFETY

With safety facilities in the area, help is always close by. Facilities near this home include a fire station, a police station, and a hospital within 6.22km.

Lakeridge Health - Ajax Pickering Hospital
580 Harwood Ave S

Fire Station
1115 Finch Avenue

Police Station
1710 Kingston Rd

HoodQ

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AN EXCEPTIONAL REAL ESTATE EXPERIENCE

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ROYAL LEPAGE Signature
INDEPENDENTLY OWNED & OPERATED REAL ESTATE BROKERAGE

Prospective purchasers should satisfy themselves as to the accuracy of the information contained in this feature sheet. All measurements are approximate. The statements contained herein are based on sources which we believe are reliable, but for which we assume no responsibility. * Sales Representative