



HARTSINK BROKER

COMPASSION LED REALTY TEAM



234 Delrex Boulevard

Georgetown

LISAHARTSINK.COM 905.873.9944

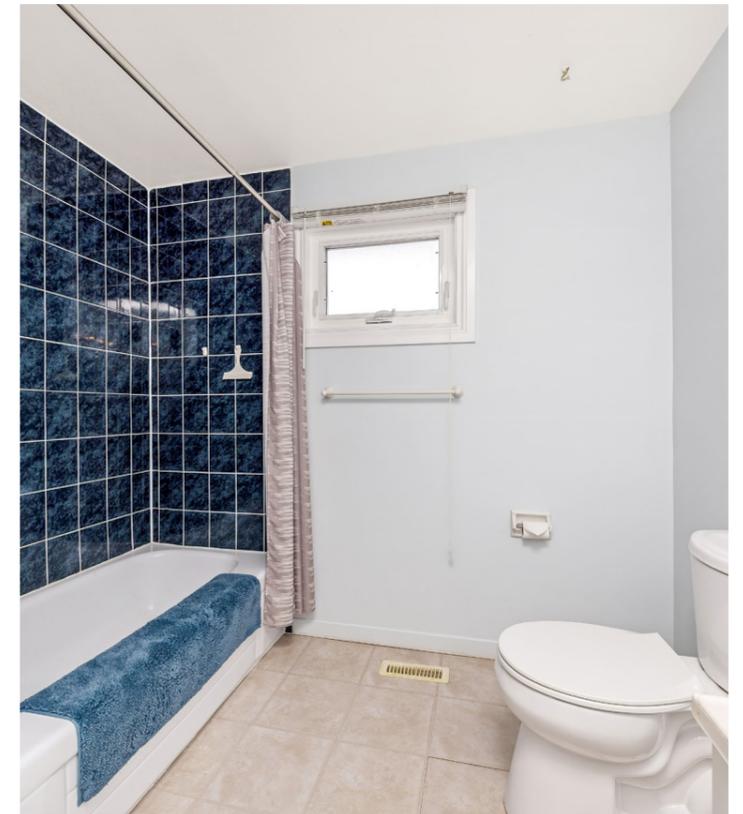




LISA HARTSINK

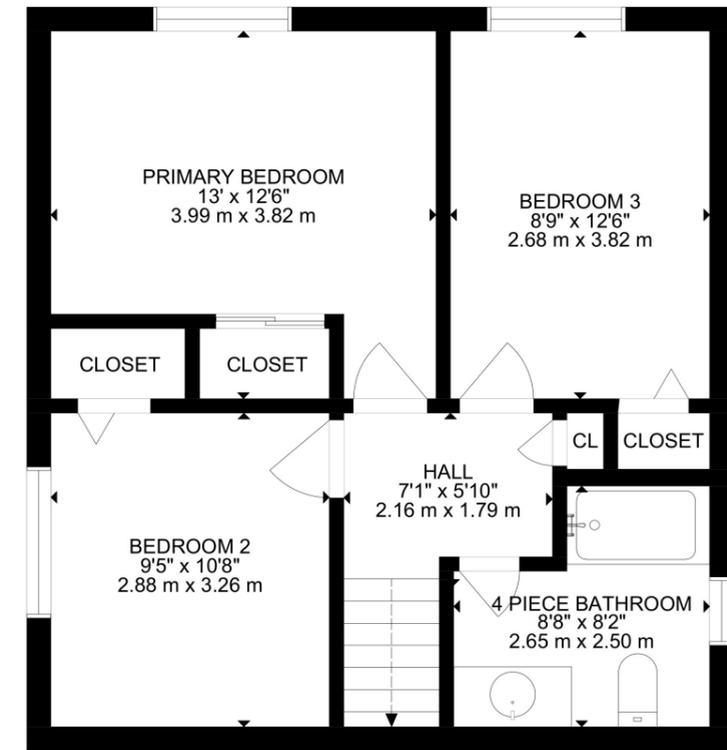
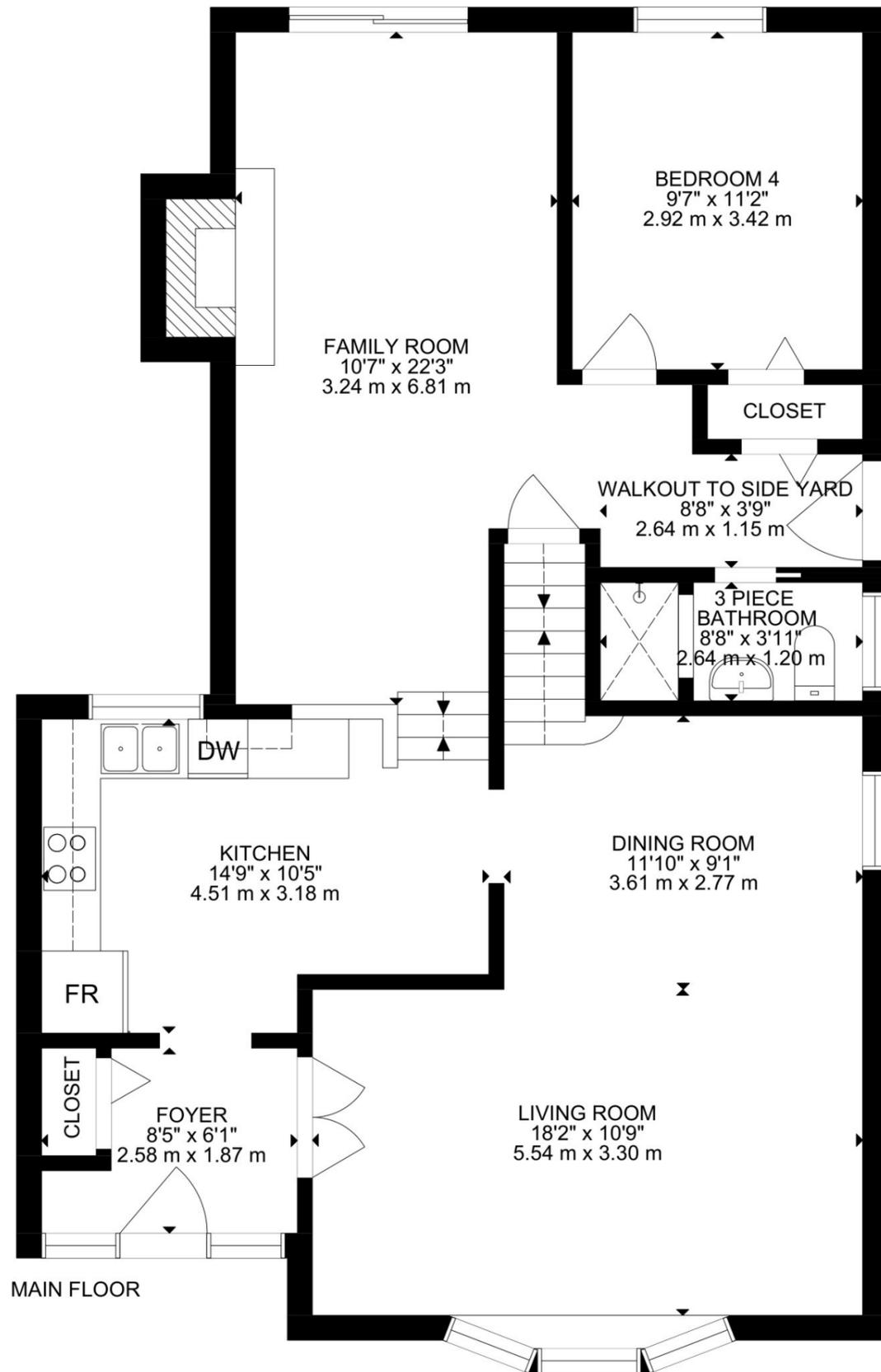


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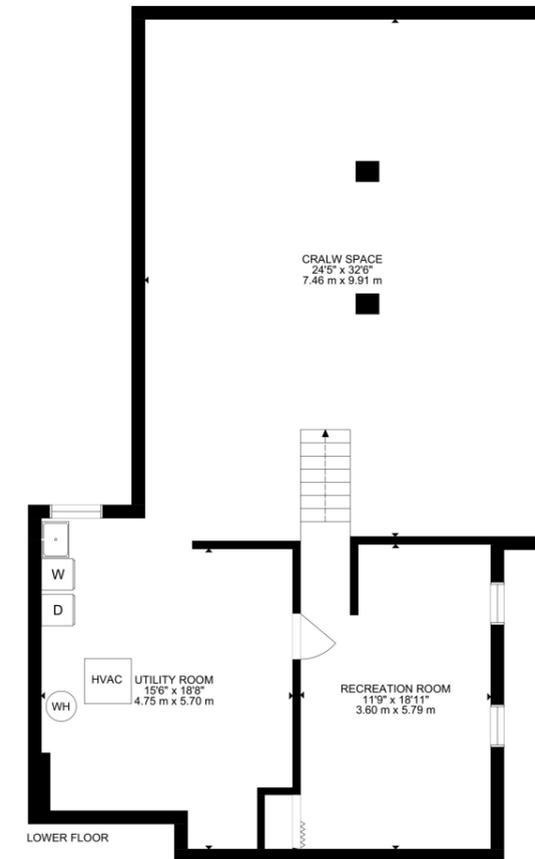


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UPPER FLOOR



HOUSE FEATURES

EXTERIOR

FRONT YARD

- Interlocking steps to front door
- Stone front landing
- 2 car driveway

GARAGE

- Single car garage
- Man door to backyard

BACKYARD

- Interlocking patio
- Fully fenced
- Shed
- Large backyard & side yard

INTERIOR

MAIN LEVEL

FRONT ENTRANCE

- Single door entry
- Ceramic flooring
- Double door closet
- Flush mount light

LIVING ROOM

- Broadloom
- Bay window with seating bench
- French doors to foyer
- Crown moulding
- Stairs to the upper level

BREAKFAST AREA

- Broadloom
- 1 window overlooking side
- Chandelier

KITCHEN

- Ceramic Tile Floor
- 1 window overlooking back
- Semi flush mount light
- Steps to lower ground floor
- GE Fridge white
- GE stove cooktop white
- GE dishwasher white
- Broan range hood

GROUND LEVEL

BEDROOM

- Broadloom
- Large window overlooking back

FAMILY ROOM

- Hardwood
- Gas fireplace with exposed brick surround, stone hearth
- Glass sliding door to backyard
- Stairs to basement

3 PIECE BATHROOM

- 1 window overlooking side
- Built-in vanity with vanity light
- Built-in cupboard
- Walk-in shower

HALLWAY

- Double sided closet
- Side door walk out to side yard

UPPER LEVEL

PRIMARY BEDROOM

- Broadloom
- 1 large window overlooking backyard
- Double sliding door closet with mirror front

2ND BEDROOM

- Broadloom
- Single closet
- 1 large window overlooking side yard/backyard
- Semi flush mount light

3RD BEDROOM

- Broadloom
- 1 large window overlooking backyard
- Large single closet
- Semi flush mount light

3 PIECE FAMILY BATH

- Tub shower combo
- Tile floor
- Built in vanity with storage
- Hollywood light

LOWER LEVEL

REC ROOM

- Broadloom
- Wood paneling walls
- Closet
- 2 windows above grade overlooking side yard

LAUNDRY ROOM AREA

- GE washer white
- Whirlpool dryer white
- Access to oversized crawl space

UTILITIES / ADDITIONAL INFO

- Bryant Gas furnace, Owned
- Central AC, Carrier, Owned
- Hot Water Tank, Rheem, Rental (Reliance)
- Pentair Water Softener, Owned
- Electrical Panel 100 amps / 120 volts
- Central Vacuum



Note: The information contained herein has been provided by the home owner and is to be verified by the Buyer.



HOUSE FEATURES



SCHOOLS

Halton District School Board		Halton Catholic District School Board	
ENGLISH			
JK - GR05	Harrison PS	JK - GR08	St. Francis of Assisi CES
GR06 - GR08	Centennial PS	GR09 - GR12	Christ the King CSS
GR09-GR12	Georgetown District HS		
FRENCH IMMERSION			
GR02 - GR05	Harrison PS	GR01 - GR05	ÉÉC du Sacré Coeur Georgetown
GR06 - GR08	Centennial PS	GR07 - GR12	ÉSC Sainte Famille
GR09-GR12	Georgetown District HS		

School boundary information can be confirmed at:
<https://www.hdsb.ca/schools/Pages/Find-My-Local-School.aspx>
<https://schoolplanning.hcdsb.org/find-your-school/>



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COLDWELL BANKER

**ELEVATE REALTY,
BROKERAGE**

MCNE
MASTER CERTIFIED NEGOTIATION EXPERT



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