Prepared by: JESSICA TUSET, Administrator and SHAWN LEPP, Broker
KELLER WILLIAMS ENERGY LEPP GROUP REAL ESTATE, BROKERAGE
111 Byron Street South, Whitby, ON L1N4P5 905-428-8100

Printed on 11/17/2023 9:44:46 AM

3 Debosky Crt **List: $1,225,000 For: Sale**
Whitby Ontario L1R 0J8
Whitby Taunton North Durham 260-22-L
SPIS: N **Taxes:** $6,968.71 / 2023 **DOM: 0**

Detached **Front On:** E **Rms:** 8 + 2
Link: N **Acre:** **Bedrooms:** 4
2-Storey **Washrooms:** 3
1x2xMain, 1x4x2nd, 1x4x2nd
Lot: 63.42 x 105.97 Feet **Irreg:**
Dir/Cross St: Taunton / Anderson

MLS#: E7305590 **Contract Date:** 11/17/2023 **PIN#:**
Possession Remarks: TBA

Kitchens:	1	**Exterior:**	Brick / Stone	**Zoning:**	
Fam Rm:	Y	**Drive:**	Pvt Double	**Cable TV:**	
Basement:	Finished	**Gar/Gar Spcs:**	Attached / 2.0	**Hydro:**	
Fireplace/Stv:	Y	**Drive Park Spcs:**	4	**Gas:**	
Heat:	Forced Air / Gas	**Tot Prk Spcs:**	6.0	**Phone:**	
A/C:	Central Air	**UFFI:**		**Water:**	Municipal
Central Vac:		**Pool:**	None	**Water Supply:**	
Apx Age:		**Energy Cert:**		**Sewer:**	Sewers
Apx Sqft:		**Cert Level:**		**Spec Desig:**	Unknown
Assessment:		**GreenPIS:**		**Farm/Agr:**	
POTL:		**Prop Feat:**	Cul De Sac, Fenced Yard,	**Waterfront:**	
POTL Mo Fee:		Park, Public Transit, School		**Retirement:**	
Elevator/Lift:				**Oth Struct:**	
Laundry Lev:	Main				
Phys Hdcap-Eqp:					

#	Room	Level	Length (m)	Width (m)	Description		
1	Dining	Main	5.34	x 3.86	Hardwood Floor	Coffered Ceiling	Bay Window
2	Kitchen	Main	3.81	x 6.49	Custom Backsplash	Breakfast Bar	Granite Counter
3	Breakfast	Main	3.81	x 6.49	W/O To Yard	Large Window	Ceramic Floor
4	Family	Main	4.55	x 4.57	Fireplace	Large Window	B/I Shelves
5	Prim Bdrm	2nd	3.76	x 5.58	Broadloom	W/I Closet	5 Pc Ensuite
6	2nd Br	2nd	4.17	x 4.60	Broadloom	W/I Closet	Window
7	3rd Br	2nd	3.24	x 3.78	Broadloom	W/I Closet	Picture Window
8	4th Br	2nd	4.20	x 3.18	Broadloom	Double Closet	Picture Window
9	Rec	Bsmt	6.11	x 9.30	Above Grade Window	Pot Lights	
10	Exercise	Bsmt	2.55	x 3.54	Above Grade Window	Pot Lights	

Client Remks: Stunning 4 bedroom 2 storey executive home on an exclusive court in the beautiful an picturesque community of North Whitby. This well designed layout features exceptional flow and an open feel with 9' ceilings on main, maple hardwood floors &custom Hunter Douglas blinds. Featuring family room with a stone fireplace, and a formal dining room with coffered ceilings. The gourmet kitchen is a delight with custom backsplash, wall oven, gas cook top stove, granite counters, pot and pan drawers. The 2nd floor boasts 4 generous bedrooms, including a primary bedroom with 2 walk-in closets and 5pc ensuite bath. The professionally finished basement adds extra living space with pot lights throughout, storage and above grade windows. The corner lot features a large fenced backyard with patio. Double-car garage with steel garage doors and stamped concrete drive and patio. Located close to great schools, shopping, transit, 407, restaurants, and minutes to the Whitby Go Station, and parklands.
Extras: Gas Cook Top Stove, Built-In Wall Oven & Microwave, New Steel Garage Doors & Openers with remotes,

Listing Contracted With: KELLER WILLIAMS ENERGY LEPP GROUP REAL ESTATE **Ph:** 905-428-8100

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