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KELLER WILLIAMS ENERGY LEPP GROUP REAL ESTATE, BROKERAGE
111 Byron Street South, Whitby, ON L1N4P5 905-428-8100

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33 Settler's Crt **List: $649,900 For: Sale**
Whitby Ontario L1M2L3
Whitby Brooklin Durham 252-22-G
SPIS: N **Taxes:** $4,877.09 / 2018 **DOM: 0**

Detached **Front On:** W **Rms:** 7 + 1
Link: N **Acre:** **Bedrooms:** 3
2-Storey **Washrooms:** 3
1x2xMain, 2x4x2nd

Lot: 37.73 x 151.91 Feet **Irreg:**
Dir/Cross St: Winchester Rd E / Anderson St

MLS#: E4448038 **Contract Date:** 5/13/2019 **PIN#:**
Possession Remarks: 60/90

Kitchens:	1	**Exterior:**	Vinyl Siding	**Zoning:**	
Fam Rm:	Y	**Drive:**	Private	**Cable TV:**	
Basement:	Finished	**Gar/Gar Spcs:**	Attached / 1.0	**Hydro:**	
Fireplace/Stv:	Y	**Drive Park Spcs:**	3	**Gas:**	
Heat:	Forced Air / Gas	**Tot Prk Spcs:**	4.0	**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:		Hospital, Public Transit, School, Skiing		**Retirement:**	
Elevator/Lift:				**Oth Struct:**	
Laundry Lev:					
Phys Hdcap-Eqp:					

#	Room	Level	Length (m)	Width (m)	Description		
1	Kitchen	Main	3.31	x 2.94	Backsplash	Centre Island	Breakfast Bar
2	Breakfast	Main	2.82	x 2.94	O/Looks Family	Hardwood Floor	W/O To Yard
3	Family	Main	4.54	x 4.06	Gas Fireplace	Crown Moulding	Hardwood Floor
4	Dining	Main	4.63	x 2.94	Bay Window	Crown Moulding	Hardwood Floor
5	Master	2nd	5.02	x 4.71	W/I Closet	4 Pc Ensuite	Separate Shower
6	2nd Br	2nd	3.74	x 3.79	California Shutters	Double Closet	Hardwood Floor
7	3rd Br	2nd	3.90	x 3.04	California Shutters	Double Closet	Hardwood Floor
8	Rec	Bsmt	8.22	x 6.71	Open Concept	Pot Lights	Broadloom

Client Remks: Beautiful Family Home In Highly Sought After Brooklin. Premium 151' Deep Lot On A Quiet Court W/No Neighbours Behind. Hrdwd Flrs & California Shutters Thru Out. Open Concept Main Flr Feat Fam Size Eat-In Kit W/Centre Island Brkfst Bar, Bcksplsh & Brkfst Area W/Walkout To Yrd & O/Looks Fam Rm W/Gas Fp. Sep Dining Rm W/Bay Wndw. 3 Spacious Br. Master Boasts W/I Closet & 4Pc Ensuite W/Soaker Tub & Sep Glass Shower. Fin Bsmt Feat Lrg Rec Rm W/Pot Lights.

Extras: Convenient 2nd Flr Laundry Rm. Please See Attached For List Of Inclusions & Upgrades. Click On Realtor's Link For 3D Tour, Virtual Tour, Floor Plans & Feature Sheet.

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

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