Prepared by: JESSICA TUSET, Administrator KELLER WILLIAMS ENERGY LEPP GROUP REAL ESTATE, BROKERAGE

111 Byron Street South, Whitby, ON L1N4P5

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List: \$999,000 For: Sale

DOM: 1

WALK THROUGH THIS

91 Kennett Dr

Whitby Ontario L1P1L5

Whitby Lynde Creek Durham 268-18-P

SPIS: N Taxes: \$7,642.30 / 2019

Detached Front On: W **Rms**: 10 + 2Link: N Acre: Bedrooms: 4 + 1 2-Storey Washrooms: 4

905-428-8100

Lot: 49.21 x 132.04 Feet Irreg: Dir/Cross St: Mc Quay/Dundas

1x2xMain, 2x4x2nd, 1x2xBsmt

Contract Date: 8/27/2020 MLS#: E4887946 PIN#:

Possession Remarks: Tba

Kitchens: Fam Rm: Υ **Basement:** Finished

Forced Air / Gas Heat:

Central Air A/C:

Central Vac:

Fireplace/Stv:

Apx Age:

3000-3500 Apx Sqft:

Assessment:

POTL:

POTL Mo Fee: Elevator/Lift: Laundry Lev: Phys Hdcap-Eqp: Exterior:

Drive: Private Gar/Gar Spcs: Attached / 2.0

Brick

Drive Park Spcs: Tot Prk Spcs: 4.0

UFFI:

Pool: Inground

Energy Cert: Cert Level: GreenPIS:

Fenced Yard, Park, Prop Feat:

Public Transit, School

Zoning: Cable TV: Hydro: Gas:

Phone: Water:

Municipal Water Supply:

Sewers Sewer: Spec Desig: Unknown

Farm/Agr: Waterfront:

Retirement: Oth Struct:

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#	Room	<u>Level</u>	Length (m)	Width (m)	<u>Description</u>		
1	Office	Main	3.48	x 2.85	Parquet Floor	Window	
2	Living	Main	3.48	x 5.22	Hardwood Floor	Large Window	
3	Dining	Main	3.48	x 4.55	Hardwood Floor	Formal Rm	Crown Moulding
4	Family	Main	3.65	x 5.82	Fireplace	French Doors	Wainscoting
5	Kitchen	Main	3.53	x 3.26	Eat-In Kitchen	Breakfast Bar	Backsplash
6	Breakfast	Main	3.28	x 4.46	W/O To Patio	Sliding Doors	O/Looks Pool
7	Master	2nd	10.64	x 4.70	4 Pc Ensuite	W/I Closet	Fireplace
8	2nd Br	2nd	3.62	x 4.34	Laminate	W/W Closet	Picture Window
9	3rd Br	2nd	3.54	x 4.68	Laminate	W/W Closet	Chair Rail
10	4th Br	2nd	3.62	x 3.57	Hardwood Floor	W/W Closet	Chair Rail
11	Rec	Bsmt	7.99	x 6.30	Dry Bar	Pot Lights	2 Pc Bath
12	P. Br	Bsmt	3.43	x 6.06	Above Grade Window	Pot Lights	Broadloom
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Client Remks: Click On Virtual Tour To Walk Through This Home. Click On Realtor's Link For Floor Plans & Feature Sheet. See Attached For List Of Upgrades & Improvements. All Brick 4+1 Br, 4 Bath Detached 2 Storey House With Approx. 3,200 Sq Ft Of Living Space Boasts Of A Finished Basement W/ Rec Room, Dry Bar, Br & Bath And An Inground Pool In A Very Private Lot. The Main Floor Features Sep Dining Rm, Living Rm W/ Gleaming Hardwood Floors, Family Rm W/ Broadloom & Fireplace

Extras: Office, Laundry Area, & An In Home Access To Garage. The Upper LvI Offers 4 Spacious Br Inc A Master Suite W/ 4 Pc Ensuite, Fireplace & W/In Closet. The Outside Of The House Features Dbl Car Garage & Landscaped Front Yard & Backyard

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