

	91 Kennett Dr Whitby Ontario L1P1L5 Whitby Lynde Creek Durham 268-18-P SPIS: N Taxes: \$7,642.30 / 2019 DOM: 0									
	Detached Link: N 2-Storey Lot: 49.21 x 132.04 Feet Irreg: Dir/Cross St: Mc Quay/Dundas	<table style="width: 100%;"> <tr> <td style="width: 33%;">Front On: W</td> <td style="width: 33%;">Rms: 10 + 2</td> </tr> <tr> <td>Acre:</td> <td>Bedrooms: 4 + 1</td> </tr> <tr> <td></td> <td>Washrooms: 4</td> </tr> <tr> <td></td> <td>1x2xMain, 2x4x2nd, 1x2xBsmt</td> </tr> </table>	Front On: W	Rms: 10 + 2	Acre:	Bedrooms: 4 + 1		Washrooms: 4		1x2xMain, 2x4x2nd, 1x2xBsmt
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MLS#: E5001424 Contract Date: 11/27/2020 PIN#:																											
Possession Remarks: Tba Possession Date: 3/30/2021																											
Kitchens: 1 Fam Rm: Y Basement: Finished Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: Apx Age: Apx Sqft: 3000-3500 Assessment: POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Phys Hdcap-Eqp:	<table style="width: 100%;"> <tr> <td style="width: 33%;">Exterior: Brick</td> <td style="width: 33%;">Zoning:</td> </tr> <tr> <td>Drive: Private</td> <td>Cable TV:</td> </tr> <tr> <td>Gar/Gar Spcs: Attached / 2.0</td> <td>Hydro:</td> </tr> <tr> <td>Drive Park Spcs: 2</td> <td>Gas:</td> </tr> <tr> <td>Tot Prk Spcs: 4.0</td> <td>Phone:</td> </tr> <tr> <td>UFFI:</td> <td>Water: Municipal</td> </tr> <tr> <td>Pool: Inground</td> <td>Water Supply:</td> </tr> <tr> <td>Energy Cert:</td> <td>Sewer: Sewers</td> </tr> <tr> <td>Cert Level:</td> <td>Spec Desig: Unknown</td> </tr> <tr> <td>GreenPIS:</td> <td>Farm/Agr:</td> </tr> <tr> <td>Prop Feat: Fenced Yard, Park, Public Transit, School</td> <td>Waterfront:</td> </tr> <tr> <td></td> <td>Retirement:</td> </tr> <tr> <td></td> <td>Oth Struct:</td> </tr> </table>	Exterior: Brick	Zoning:	Drive: Private	Cable TV:	Gar/Gar Spcs: Attached / 2.0	Hydro:	Drive Park Spcs: 2	Gas:	Tot Prk Spcs: 4.0	Phone:	UFFI:	Water: Municipal	Pool: Inground	Water Supply:	Energy Cert:	Sewer: Sewers	Cert Level:	Spec Desig: Unknown	GreenPIS:	Farm/Agr:	Prop Feat: Fenced Yard, Park, Public Transit, School	Waterfront:		Retirement:		Oth Struct:
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#	Room	Level	Length (m)	Width (m)	Description		
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	Br	Bsmt	3.43	x 6.06	Above Grade Window	Pot Lights	Broadloom

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 Lvl Offers 4 Spacious Br Inc A Master Suite W/ 4 Pc Ensuite, Fireplace & W/I 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