

Depth/Size (ft):	628	Bedrooms:	4	Approx. Year Built:	2015
Frontage (ft):	169.00	Bathrooms:	4	Age:	10
Lot Area: (Acres)	2.45	Full Baths:	3	Zoning:	SR-2
Flood Plain:		Half Baths:	1	Gross Taxes:	\$9,597.00
Rear Yard Exp:	East			For Tax Year:	2024
View:				P.I.D.:	007-186-878

Style of Home:	2 Storey	Parking:	Total: 3 - Covered: 3
Construction:	Frame - Wood	Covered Parking:	3
Exterior:	Wood	Parking Access:	Front,Side
Foundation:		Parking:	Add. Parking Avail.,Garage; Triple,RV Parking Avail.
Rain Screen:		Locker:	
Renovations:		Units in Dev:	
# of Fireplaces:	3 - Fuel: Natural Gas	Distance to:	
Water Supply:	Well - Drilled	Title to Land:	Freehold NonStrata
Fuel/Heating:	Forced Air	Property Disc:	Yes
Outdoor Area:	Balcny(s) Patio(s) Dck(s),Fenced Yard	PAD Rental:	
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Hardwood	Fixtures Rmvd:	Yes

View:

Mgmt. Company:

Complex / Subdiv:

Services Connected: Electricity,Natural Gas,Septic

Legal: LT.17,LD.36,SW1/4,SEC.23,TWP.7,* PL.35623,MHR# 204583

Amenities:

Site Influences: Central Location,Greenbelt,Private Setting,Private Yard,Rural Setting,Treed

Features: Air Conditioning,CltHwsh/Dryr/Frdg/Stve/DW,Drapes/Window Coverings,Jetted Bathtub,Microwave,Other - See Remarks

Bylaw Restrict:

Listing Broker(s): RE/MAX Treeland Realty, RE/MAX Treeland Realty

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	18'8 x 6'1	Above	Bedroom	13'10 x 11'2
Main	Dining Room	12'9 x 11'7	Above	Recreation Room	34'8 x 19'5
Main	Living Room	20'1 x 15'9	Main	Living Room	14' x 11'
Main	Kitchen	20'1 x 10'1	Main	Dining Room	14'3 x 11'3
Main	Laundry	14'2 x 7'10	Main	Kitchen	16'1 x 10'
Above	Primary Bedroom	19'4 x 17'	Main	Bedroom	13'8 x 10'10
Above	Bedroom	16'9 x 14'8			

Finished Floor (Main):	1,338 sqft	# Of Rooms:	13	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	1,940 sqft	# Of Kitchens:	2	Main	2	No
Finished Floor (Below):	0 sqft	# Of Levels:	2	Above	3	No
Finished Floor (Bsmt):	0 sqft	Suite:	None	Above	5	Yes
Finished Floor (Total):	3,278 sqft	Crawl/Bsmt Height:		Main	3	No
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	3,278 sqft	Beds In Bsmt:	0 / 4			
		# Of Pets:				

This stunning 3,278 sq ft 2 story home is a blend of peaceful country vibes w/ urban conveniences. Thoughtfully designed w/ upscale finishes & functionality. Chef's' dream kitchen w/ prof, series JennAir appl. 2 ovens/6 gas burners range, oversized fridge/freezer, an abundance of storage & large eating island. Open entertaining concept w/ a massive lvg room & inviting Dining room surrounded by windows & patios doors for indoor/outdoor living w/ a covered, fireplace, bar & pizza oven. Second floor boasts 3 bedrooms & spacious rec room/bar (sep entry/deck). Luxury primary suite offering a fireplace, deck, large walk-in closet, spa ensuite (2 sinks, jetted tub, steam shower, heated floors). Bonus..2 income generating homes or 1 & a nanny home. Workshop. RV parking, sep sauna. Must see!