

	17 Finegan Circ Brampton Ontario L7A 4Z7 Brampton Northwest Brampton Peel SPIS: N Taxes: \$5,311.00 / 2023	List: \$799,000 For: Sale DOM: 0
	Att/Row/Twnhouse Front On: W 3-Storey Acre: < .50	Rms: 7 Bedrooms: 4 Washrooms: 4 1x4xGround, 1x2xMain, 2x4x2nd
	Lot: 143.76 x 85.3 Feet Irreg: Dir/Cross St: Nightjar Dr / Finegan Cir	

MLS#: W8221896 **Contract Date: 4/10/2024** **PIN#: 143654989**
Assignment: N **Fractional Ownership: N**
Possession Remarks: Flexible

Kitchens: 1 Fam Rm: N Basement: Part Bsmt / Unfinished Fireplace/Stv: N Heat: Forced Air / Gas A/C: Central Air Central Vac: Apx Age: 0-5 Apx Sqft: 2000-2500 Assessment: 511000 / 2024 POTL: N POTL Mo Fee: Elevator/Lift: Laundry Lev: Upper Phys Hdcap-Eqp:	Exterior: Brick Drive: None Gar/Gar Spcs: Attached / 2.0 Drive Park Spcs: 0 Tot Prk Spcs: 2.0 UFFI: Pool: None Energy Cert: N Cert Level: GreenPIS: N Prop Feat: Lake/Pond, Park, Ravine, School	Zoning: Residential Cable TV: A Hydro: A Gas: A Phone: A Water: Municipal Water Supply: Sewer: Sewers Spec Desig: Unknown Farm/Agr: Waterfront: Retirement: Oth Struct:
---	---	--

#	Room	Level	Length (ft)	Width (ft)	Description
1	Foyer	Ground	4.40	x 3.97	2 Pc Bath Access To Garage Tile Floor
2	2nd Br	Ground	11.87	x 9.51	Broadloom Closet Window
3	Dining	Main	14.92	x 13.97	Hardwood Floor Open Concept
4	Kitchen	Main	14.20	x 13.97	Stainless Steel Appl Tile Floor W/O To Balcony
5	Living	Main	23.91	x 13.97	Hardwood Floor Open Concept Window
6	Prim Bdrm	2nd	12.04	x 14.01	4 Pc Ensuite W/I Closet Window
7	3rd Br	2nd	9.35	x 10.46	Broadloom Closet Window
8	4th Br	2nd	9.97	x 9.61	Broadloom Closet Window
9	Rec	Bsmt	7.25	x 7.18	Unfinished

Client Remks: Welcome to your perfect family home! Built in 2020, This spacious FREEHOLD TOWNHOME offers everything a family could dream of across 2253sqft of living space. The main floor conveniently offers a home office or in-law suite, complete with an interior door leading to your 1.5-wide 2-car tandem garage. The second floor has an inviting open-concept layout with a modern kitchen, dining area, and living room all with natural light. Kitchen is a chef's delight upgraded with expanded cabinetry, sleek quartz countertop, and generous 4-person island. Full-size rear patio with ample space for hosting BBQs. Three generously sized bedrooms along with two bathrooms and convenient ensuite laundry facilities complete the 2nd floor. The unfinished basement offers endless possibilities, whether you choose to use it for seasonal storage or to expand your living area even further. Neighbourhood park across the street.

Extras:

Listing Contracted With: KELLER WILLIAMS REAL ESTATE ASSOCIATES Ph: 905-812-8123