



47 Ladyslipper Crt Markham Ontario L3T 2S6 Markham Bayview Glen York SPIS: N Taxes: \$8,655/2025 DOM: 0		
Detached	Front On: S	Rms: 7 + 5
Link: N	Acre:	Bedrooms: 3 + 2
Bungalow-Raised		Washrooms: 2
		1x3xMain, 1x3xLower
Lot: 60 x 125 Feet Irreg:		
Dir/Cross St: Bayview/Laureleaf		
Directions: Off of Laureleaf Rd		

MLS#: N12761548 **PIN#:** 030160081

Possession Remarks: TBA

Legal: Plan M-1095 Lot 55

Broker Open House:

Opn Hse Note:

Public Open House:

Kitchens: 1 + 1	Exterior: Brick	Zoning: Res
Fam Rm: N	Gar/Gar Spcs: Attached / 2	Cable TV: Y
Basement: Finished / Separate Entrance	Park/Drive: Other	Hydro: Y
Fireplace/Stv: Y	Drive Park Spcs: 4	Gas: Y
Heat: Forced Air / Gas	Tot Prk Spcs: 6	Phone: A
A/C: Central Air	UFFI:	Water: Municipal
Central Vac: N	Pool: None	Water Supply Type:
Apx Age:	Energy Cert:	Sewer: Sewers
Apx Sqft: 1100-1500	Cert Level:	Spec Desig: Unknown
Roof: Asphalt Shingle	GreenPIS:	Farm/Agr:
Foundation: Concrete	Prop Feat: Fireplace/Stove	Waterfront:
Assessment:	Interior Feat: Auto Garage Door Remote	Retirement: N
POTL:		HST Applicable to: Included In
POTL Mo Fee:		Sale Price:
Elevator/Lift: N		Oth Struct:
Laundry Lev: Lower		Survey Type: None
Phys Hdcap-Eqp:		

#	Room	Level	Length (ft)	Width (ft)	Description		
1	Living	Main	16.01	x 12.76	Pot Lights	Hardwood Floor	Bay Window
2	Dining	Main	10.17	x 8.69	Pot Lights	Hardwood Floor	Crown Moulding
3	Kitchen	Main	16.63	x 8.86	Renovated	Granite Counter	O/Looks Garden
4	Prim Bdrm	Main	14.9	x 10.83	Hardwood Floor	Semi Ensuite	Mirrored Closet
5	2nd Br	Main	13.29	x 10.83	Hardwood Floor	Large Window	Mirrored Closet
6	3rd Br	Main	10.76	x 9.58	Hardwood Floor	Mirrored Closet	Window
7	Kitchen	Lower	14.86	x 15.81	Laminate	Pot Lights	
8	Br	Lower	15.94	x 12.53	Laminate	Electric Fireplace	Closet
9	Family	Lower	19.72	x 12.63	Laminate	Pot Lights	3 Pc Bath
10	Office	Lower	12.57	x 9.45	Laminate	Window	
11	Br	Bsmt	12.53	x 9.84	Laminate	W/I Closet	

Client Remks: Welcome to 47 Ladyslipper Crt located in Prime Bayview Glen Area, Renovated Bright Bungalow on a 60x125Ft Lot, Crown Molding, Hardwood Floors, Pot Lights, In-Law Suite - Separate Entrance to Finished Spacious Basement with Kitchen, 3 Bedrooms, 3 pc Bath and Living Rm, Perfect for extended Family, South Facing Private Backyard, Walking Distance to Park, Grocery Store, Restaurants and Transit. Sought After Top Rated Bayview Glen Public School & St Roberts High School District * Architectural Plans are Available for a Main floor Addition and/or a 2nd Floor Addition- Permit is Approved and Finalized* Some Rooms are Virtually Staged

Inclusions: Stainless Steel Fridge, Gas Stove, B/I Dw, Hood Fan, Washer & Dryer, Light Fixtures, Window Coverings, Garage Door Opener

Listing Contracted With: PAUL ZAMMIT REAL ESTATE LTD. **Ph:** 905-881-2181