



32 DUNVEGAN ROAD

MANOR PARK

Make your move to Manor Park! This Craftsman style influenced home features quality details and design making it a perfect family fit! Located on a quiet, tree-lined street the functional flow of this home works both on the inside and outside welcoming you with a wrap around porch. Entertaining can now be done with ease in the oversized kitchen open to large dining room and living room that hosts a spot for everyone! Of course there is a mudroom and bathroom completing the main floor. Second floor has generous secondary bedrooms, an office that could be a nursery but is ultimately anchored by a master retreat filled with light. The lower level features a large family room warmed by a gas fireplace. Home of our dreams on Dunvegan!

\$1,175,000

MLS: 1186831

Property Type:
Detached, 2 Storey,
Bedrooms: 3
Bathrooms: 3

MARLAND TEAM | **613.238.2801** | **robmarland.com**

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The information in this document is believed to be accurate but is not warranted

ROYAL LEPAGE
Performance
Marland Realty, Brokerage
#RE/MAXREALTY

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ROOMS	LEVELS	DIMENSIONS
Foyer	Main	6'6" x 16'
Living Room	Main	17' x 12'4"
Dining Room	Main	16' x 11'7"
Kitchen	Main	11'2" x 14'7"
Bathroom	Main	3 Piece
Mud Room	Main	8'7" x 6'8"
Master Bedroom	Second	12'5" x 12'6"
En-Suite	Second	12'6" x 6'9" (3 Piece)
Bedroom	Second	12'7" x 11'7"
Bathroom	Second	4 Piece
Bedroom	Second	11'7" x 10'3"
Office	Second	8'3" x 6'10"
Laundry Room	Basement	11'1" x 22'7"
Family Room	Basement	11'5" x 20'10"
Gym	Basement	10' x 13'8"

INFORMATION:

- Lot Size 60'01" ft x 85' ft
- Closing Date: TBD
- 2019 Property Tax Amount: \$7,693

INCLUSIONS:

- Dishwasher
- Washer
- Dryer
- Refrigerator
- Stove
- Hot Water Tank

EXCLUSIONS:

- Tv and Wall Mount in Master Bedroom & Basement
- Statue/Art Piece in Backyard

HIGHLIGHTS:

- Open Concept
- Location!
- Quality Details/Design





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TOP 1% FOR ROYAL
LEPAGE IN CANADA*

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