





THROUGHOUT HOUSE:


- Pot Lights Throughout Main Floor
- Hardwood Flooring Throughout Main & Second Floor Installed in 2015
- Gas BBQ Line in Back Yard
- Furnace Replaced in 2021
- AirCon Replaced in 2015
- Main Roof Replaced in 2019
Flat room Replaced in 2017




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SPECIAL FEATURES

31 BROOKVIEW DRIVE

FOYER

- Single Door Entry
- Front Hall Closet + Built In Mirror

LIVING AREA

- Bay Window (West Facing)
- Hardwood Floors
- Wood Burning Fireplace
- Built-In Floating Shelves & Cabinetry (2020)
- Connects to Dining Area

KITCHEN

- Fully Renovated (2015)
- Stainless Steel Appliances
- Full-Size Gas Range Stove
- Ample Storage
- Eat-In Kitchen Area with Banquette Seating & Backyard Views (East Facing)
- Direct access to Back Deck (East Facing)
- Connects to Dining Area

PRIMARY BEDROOM

- Single Door Entry
- Double Door Closet
- Large Window (West Facing)

BATHROOM (4 PIECE)

- Shower with Bathtub
- Single Vanity Sink
- West Facing Window



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31 BROOKVIEW DRIVE

SECOND BEDROOM

- Single Door Entry
- Single Door Closet
- Large Window (East Facing)

THIRD BEDROOM


- Single Door Entry
- Double Door Closet
- Large Window (East Facing)


BASEMENT

- Separate Entrance
- Spacious Den Area with Brand New Flooring (June 2022)
- 2 Piece Bathroom
- Laundry Area and Cold Cellar
- Ample Storage Area, including Closet Under Stairs



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