

34 Colonel Sharpe Crescent Township of Uxbridge



For more information, please contact

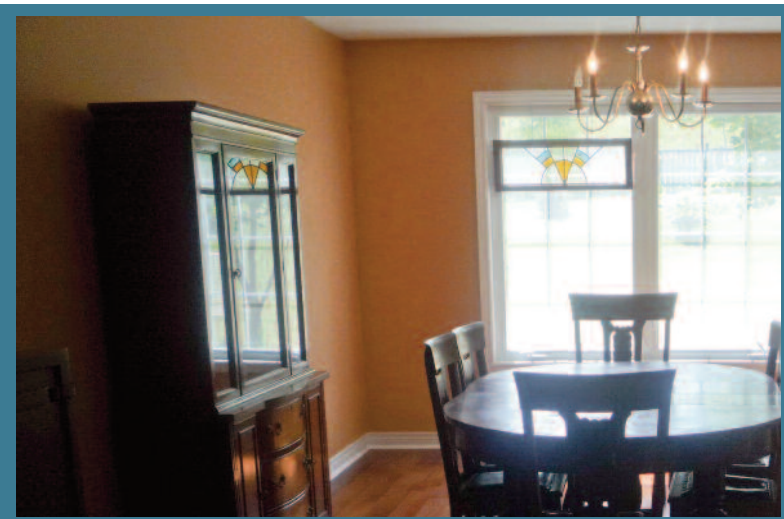
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34 Colonel Sharpe Crescent

Spectacular premium lot in Quaker Village backing onto green space for ultimate privacy.

Located on a quiet court, this four bedroom "model" home is loaded with upgrades.

MAIN FLOOR

Foyer ~ Closet, circular oak stairs to upper and lower levels, hardwood floor

Living Room ~ Open to dining room, double window
~ Hardwood floor

Dining Room ~ Walk-through to kitchen, double window
~ Hardwood floor

Kitchen ~ Stove, built-in dishwasher, double sink with window
above, built-in microwave/hood
~ Pantry cabinetry, breakfast bar, hardwood floor

Breakfast Area ~ Open to family room
~ Spacious area with sliding door walk-out to yard, hardwood floor

Family Room ~ Wood-burning brick fireplace
~ Double window, hardwood floor

Powder Room 2 pc ~ Ceramic tile floor

Laundry Room ~ Built-in sink and cabinetry
~ Direct access to garage, ceramic tile floor

Den ~ French door entry
~ Double window, broadloom

UPPER LEVEL

Master Bedroom ~ Walk-in closet, two closets, two windows
~ Ceiling fan/fixture, broadloom

Ensuite - 4 pc ~ Soaker tub with window above and ceramic backsplash
~ Separate shower, tile floor

Hallway ~ Linen cupboard, ceiling fan/fixture, broadloom

Bathroom - 4 pc ~ Window, ceramic tile floor

UPPER LEVEL

Bedroom 2 ~ Closet
~ Double window, broadloom

Bedroom 3 ~ Two closets, gothic-style window
~ Ceiling fan/fixture, broadloom

Bedroom 4 ~ Double closet
~ Window, broadloom

LOWER LEVEL

This level is unfinished with excellent potential for many possibilities.

Additional Information

Lot Size
67 x 164 feet

Possession
60 Days or TBA

Extras
53 oz. broadloom
Parquet floor in family room/kitchen
Open oak staircase to basement
Extended countertop for breakfast bar
Step-up tub in master ensuite
Rough-in for 3 piece and fireplace in basement
Cable television
New Deck - 2010
All new windows - 2008
House backs into greenspace

Systems
Forced Air Gas Furnace
Hot Water Tank (rental)
Water softener (owned)

Inclusions
Stove, built-in dishwasher(2010), microwave(2009), all blinds, shutters, washer and dryer (2008)

Garage
Double attached, Parking for 4 cars

Ceramic tile in bathrooms/laundry room
Dark oak stained stairs (pickets and handrails)
Wall of pantry cupboards
200 AMP service
Temperature balancing valves in showers
Garage door x 2 (2005)
House repainted in 2010
New landscaping front and back - 2010
Steel roof - 2009

Central Air Conditioning
One Electric Garage Door Opener and 1 Remote
Water Purifier (owned)