



Hillary Place, Aurora

Location: Aurora

Price: \$989,900.00

Lovely home on Hillary Place cul-de-sac. Almost 1 acre lot. Close to 4,000 sq. ft. + 2,000 sq. ft. finished lower level. 4 + 1 bedroom home with pool & mature trees for privacy. Backing onto conservation land. Kitchen plus large breakfast room is open to the Family Room. Separate Dining, Living & Home Office. 3 car garage. Superb layout in great Aurora location.

Main Floor

- Office/Den
- Handwood floor
 - Crown moulding

Presented by

John Dunlap,

Broker Of Record

Phone: 647-280-7430

john.dunlap@moffatdunlap.com

Murray Snider,

Sales Representative

Phone: 905-841-7430

murray.snider@moffatdunlap.com

MOFFAT DUNLAP

REAL ESTATE LIMITED

Moffat Dunlap Real Estate Limited, Brokerage - 16630 Dufferin Street, King City, ON L7B 1K5. - Tel: 905-841-7430 - info@moffatdunlap.com - www.moffatdunlap.com

Bow window

2 piece powder room

Mudroom/Laundry room

Built-in cupboards

Whirlpool washer & dryer

Closet

Side entrance/rear yard entrance & garage access

3 car garage - 3 openers

Front foyer

Ceramic floor

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- 2 guest closets
- Skylight over stairwell

Living Room

- Bevelled glass French doors
- Bow window (west facing)
- Crown moulding
- Broadloom

Dining Room

- Spacious

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- Hardwood floor
- Wainscotting (panelled)
- Bay window with window seat
- Walk-out to deck
- Crown moulding

Kitchen

- Engineered wood floor
- Centre island with breakfast bar

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- Open to family room
- Kitchenaid refrigerator/freezer
- Kitchenaid stove
- Bosch built-in dishwasher
- Pantry

Breakfast Area

- Large
- Multiple windows

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- Walk-out to deck
- Engineered wood floor

Family Room

- Broadloom
- Built-in oak cabinets & shelves
- Gas fireplace
- Pot lights

Deck

- Large

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Overlooks pool

Rear Yard

- Inground pool (vinyl)
- Pool change shed
- Buffered by trees
- Backs onto municipal open space
- Fully fenced (black vinyl chain link)

Second Floor

Master Bedroom

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- Broadloom
- 5 pc en-suite
- Walk out to balcony
- Overlooks pool & trees
- Walk-in closet

Bedroom 2

- 2 double closets
- Broadloom

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- 4 pc en-suite

Front Balcony/Skylight/Open Stairway

Bedroom 3

- Broadloom
- Closet
- 4 pc semi en-suite (shared with 4th bedroom)

Bedroom 4

- Broadloom
- Closet

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- 4 pc semi en-suite (shared with 3rd bedroom)

Basement

Rec Room

- Gas fireplace
- Built-in oak cabinets/shelves
- Pot lights
- Billiard area

Children's play area

- Broomroom

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Exercise Room

- Broadloom
- Storage closets

4 piece washroom

Storage Room

Bedroom 5

- Broadloom
- Closet
- Pot lights

Other Data

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New roof - 2007
New eavestrough - 2007
New windows - 2001
New water heater - 2008 June
New furnace - 2003

- 200 amp hydro service
- Central vac
- Water conditioner
- Humidifier
- Town services
- Pool with cabana

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Fenced area for dogs to roam
 Trails through woodlands
Taxes: \$10,857

Price: \$989,900