

8 WOODSPRING COURT

FLAMBOROUGH



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Welcome to 8 Woodspring Court

Stonebrook Estates offers you the best of country living with the advantage of living in a 31-home community! All you need to do is move into this 4 bedroom, 3 bath freehold (POTL) home sitting on a 120 foot by 141 foot lot. Minutes to Carlisle, Campbellville and highway access makes this location perfect for the commuter and affords bussed links to the local schools. Lovingly maintained, this family home offers almost 2400 square feet of living space above grade with a newly renovated lower level as well. Tastefully decorated throughout. Gather around the large island in the beautiful kitchen that's open to the family room and has a walkout to your large yard. Furnace, A/C, engineered hardwood in 2020. Roof 2017. Fence 2019. Never worry about the well and septic as it is taken care of by the condominium as well as snow removal, garbage pick-up and all common area maintenance. Enjoy the tranquil surroundings!



141 x 120 Feet



\$5,709.05/ in 2021



4



2+1





As you walk in to the bright and spacious foyer you will notice the stunning high ceilings and a quiet office space.



The Heart of the House

Enjoy this eat in kitchen that is connected to the family room featuring a beautiful fireplace. This is the perfect space for hosting family and friends.



Private Retreat

Relax in this large primary bedroom that includes a 3-piece ensuite featuring a stand alone shower, and walk-in wardrobe.





Room Measurements

MAIN LEVEL

Office	8'10" x 11'2"
Dining Room	12'2" x 10'2"
Kitchen	13' x 16'3"
Living Room	16'9" x 15'8"
Laundry Room	9'3" x 7'6"
Bathroom	2 Piece

SECOND

Primary Bedroom	11'3" x 15'10"
Ensuite	3 Piece
Bedroom	12'2" x 9'5"
Bedroom	9'11" x 12'1"
Bedroom	19'6" x 18'9"
Bathroom	3 Piece

BASEMENT

Rec Room
Utility Room

Schools

Including but not limited to:

Public Schools

Balaclava Elementary School

Waterdown District Secondary School

Catholic Schools

Our Lady of Mount Carmel Catholic Elementary School

St. Mary Catholic Secondary School





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