

40 JO WHITNEY COURT BRANTFORD





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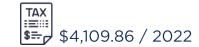
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Welcome to 40 Jo Whitney Court

This two-plus one-bedroom family home with full in-law set up is sitting on the end of a quiet court in a highly desired West Brant community on a 157-foot deep, pie-shaped lot.

It offers great living space with large principle rooms. You will find a nice-sized family room with hardwood floors and a huge bay window bringing in tons of ambient light. The eat-in kitchen has a nice walk-out to the backyard. If you are looking for an in-law suite, look no further! This home incudes a self-contained lower level with kitchen, bedroom, rec room with gas fireplace, private laundry and 3-piece bathroom.





2+1





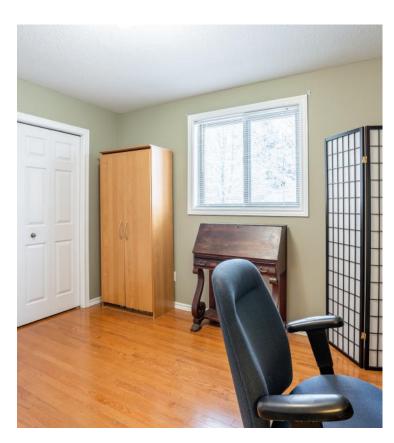


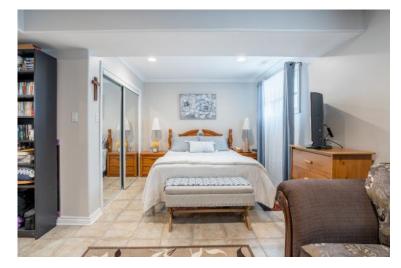












Room Measurements

MAIN LEVEL

Living/Room Kitchen Bathroom Primary Bedroom Bedroom

LOWER LEVEL

Rec Room Kitchen Bathroom Laundry 11'3" x 28'9" 11'6" x 15' 4 Piece 11'45" x 17' 10'2" x 11'1"

10'65" × 27' 10'6" × 14'8" 3 Piece