

WELCOME TO
63 Forestgate Drive



WOOLCOTT
REAL ESTATE



Pie Shaped Lot

Welcome home! Located on a quiet, court-like street in the sought-after Fessenden neighbourhood of Hamilton Mountain is this 4 bedroom, 1+1 bathroom sidesplit with over 2,700 square feet of living space.

Nestled on a large, pie-shaped lot with extensively landscaped gardens, this home offers the perfect blend of indoor and outdoor space. The backyard features lush gardens, a stunning tiered waterfall, pond, basketball court, firepit area and large patio perfect for lounging and al-fresco dining.





2,123 Sq. Ft.



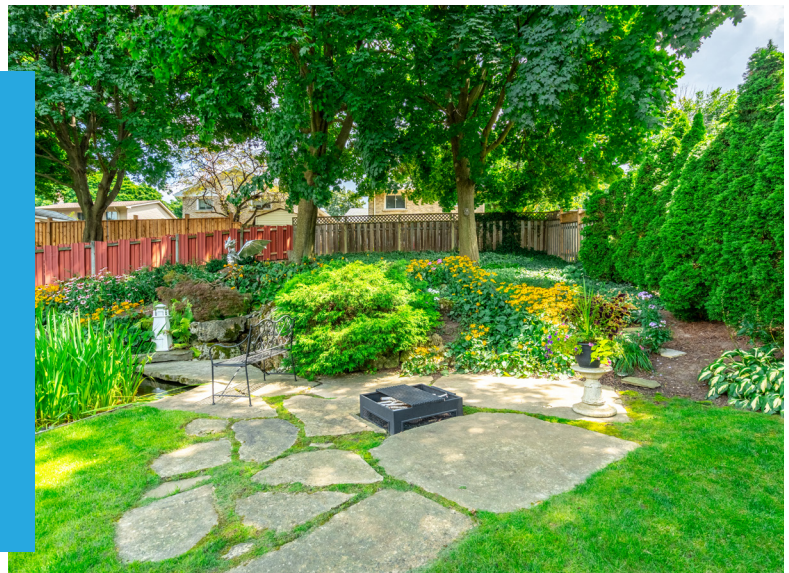
\$6,008.88 / 2024



4



1+1





Tastefully Renovated

The kitchen features white shaker-style cabinets, stainless steel appliances, leathery granite countertops, an oversized island, and dedicated desk area.

Open to the kitchen is a seating area with a gas fireplace and back patio access.





Relax and Unwind

The second level houses the spacious family room with large windows and recently added custom built-in bookshelves.





Room to Grow

This home offers four bedrooms, including a stunning primary featuring ensuite privileges.

Downstairs, you will find the finished lower level with oversized windows, TV area and renovated laundry room. Plenty of recent upgrades also include new windows and doors, new pond pump, fresh paint throughout, new doors and trim, exterior lights, electric outlet replacement (both indoors & out), and more.





Room Measurements

MAIN LEVEL

Dining Room	17'4" x 20'6"
Kitchen	15'10" x 11'1"
Great Room	15'10" x 19'5"

UPPER LEVEL

Living Room	21'8" x 16'
Primary Bedroom	12'7" x 10'10"
Ensuite	4 Piece
Bedroom	9'3" x 9'5"
Bedroom	9'3" x 8'2"
Bedroom	12'7" x 10'3"
Bathroom	2 Piece

LOWER LEVEL

Family Room	24' x 23'9"
Laundry Room	8'9" x 8'11"





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BROKER

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