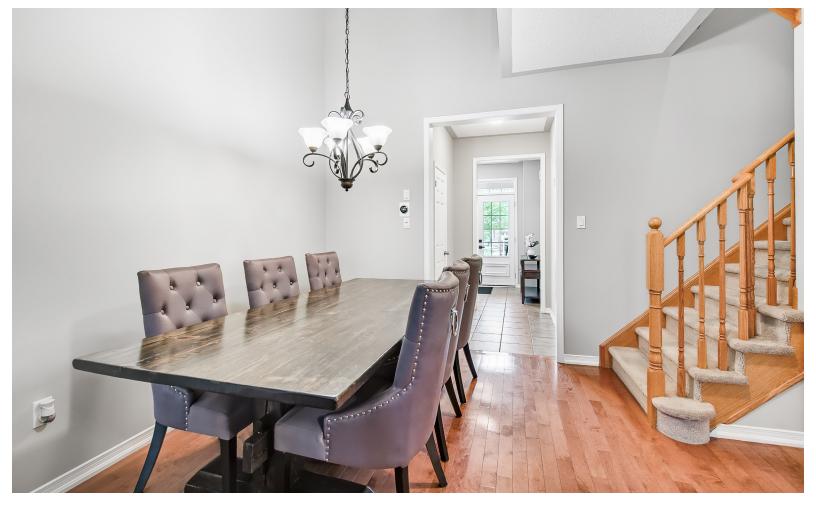
WELCOME TO

71 Cathedral Court



WOOLCOTT REAL ESTATE



Where Comfort Meets Convenience

Welcome to this beautifully maintained freehold townhome, perfectly situated in a quiet, family-friendly neighbourhood with no homes behind for added privacy. This spacious three-bedroom, three-bathroom home features nine-foot ceilings on the main floor, hardwood and ceramic flooring, and California shutters throughout.

The main level offers a bright dining room with a cathedral ceiling, a comfortable living room, an eat-in kitchen and a convenient powder room. The home has been freshly painted and new carpet will be installed on the stairs and second floor before closing, for a clean, move-in-ready feel.





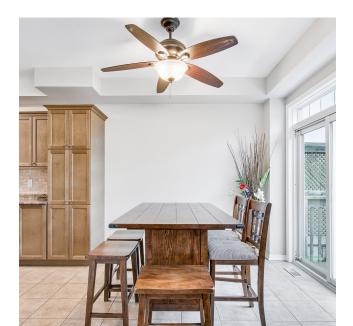


1,674 Sq. Ft. \$5,379 / 2024 \$3 \$3+1













Your Personal Getaway

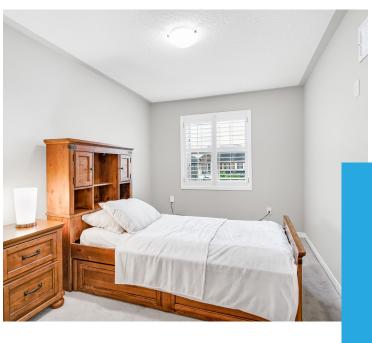
Upstairs, the spacious primary suite includes a walk-in closet and a distinctive double-sided gas fireplace that opens into the ensuite bathroom — an elegant and cozy feature that adds warmth and charm.

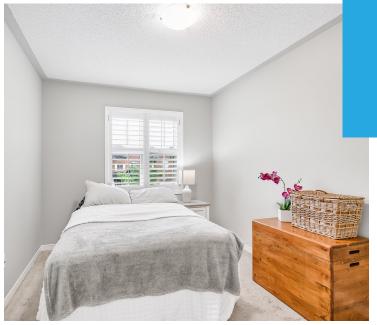












Space for Everyone

Two more generously sized bedrooms upstairs offer flexibility for children, guests or a home office setup. A full bathroom on this level supports family living with ease.



Walk Out, Wind Down

The finished walk-out basement, completed in 2021, adds extra living space with a three-piece bathroom, a laundry area and a spacious recreation room perfect for lounging, entertaining or a play area.









Backyard Bliss Awaits

Step outside to enjoy the added privacy of no rear neighbours and nearby parks, schools and amenities that complete this exceptional home.

Recent upgrades include a new furnace (2023) and updated appliances (2021), offering peace of mind.



Room Measurements

MAIN LEVEL

Kitchen 12'11" X 8'
Dining Room 10'11" X 10'11"
Breakfast Room 10'11" X 10'
Great Room 16' X 10'
Bathroom 2 Piece

UPPER LEVEL

Primary Bed 18'6" X 12'
Ensuite 4 Piece
Bedroom 13'1" X 9'1"
Bedroom 12' X 9' 1"
Bathroom 4 Piece

LOWER LEVEL

Family Room 11'5" X 18 Bathroom 3 Piece

