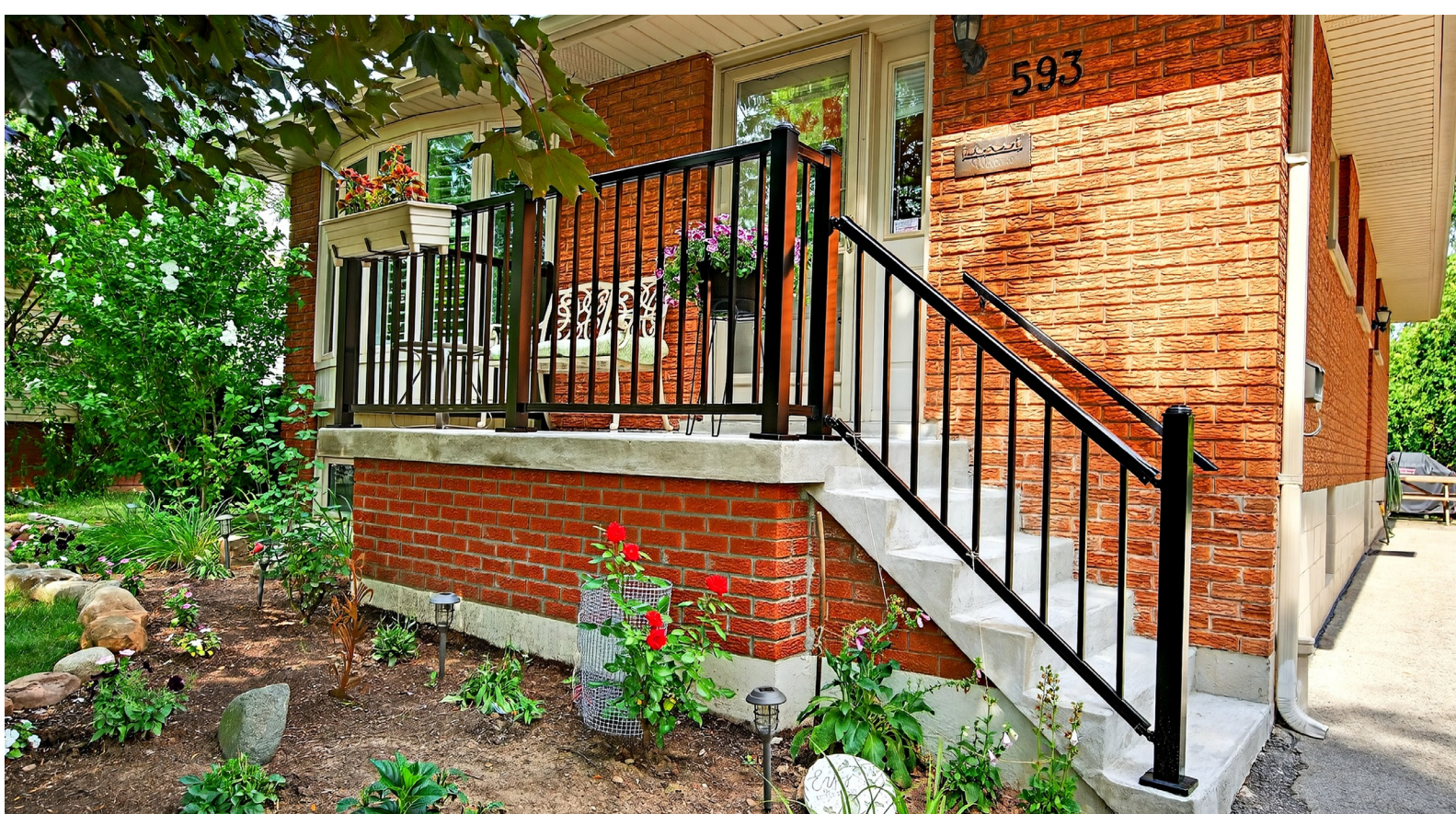


WELCOME TO
593 Braemore Road



WOOLCOTT
REAL ESTATE



Peaceful Bungalow Living

Welcome to this inviting bungalow, tucked away on a quiet street in one of Burlington's most sought-after family-friendly neighbourhoods. A beautifully landscaped front yard and brand-new porch create a warm first impression and hint at the pride of ownership throughout. With just under 1,200 square feet of above-grade living space, the main floor offers a comfortable and functional layout designed for everyday living.





1,123 Sq. Ft.



\$4,673 / 2024



3+1



2





Light-Filled Comfort

The living room is bright and welcoming, with hardwood floors, crown moulding, and a large front bay window that fills the space with afternoon light. Whether you're hosting guests or enjoying a quiet night in, this cozy space is the heart of the home.





Refined Retreats

Two generously sized bedrooms also feature hardwood floors and crown moulding, maintaining the home's classic charm. Each room offers ample closet space and natural light, making them perfect for family, guests or a home office setup.





Basement with Potential

Downstairs, the partially finished basement offers endless potential — from a rec room or media lounge to a future in-law suite. With a separate side entrance, there's excellent flexibility for multigenerational living or added income potential. There's also plenty of space for storage or a workshop.





Sunrise Backyard Views

Start your mornings with coffee in the beautifully manicured backyard, perfectly positioned to catch the sunrise. Recent updates include fresh interior paint and a brand-new furnace (Dec 2024), giving peace of mind. With easy access to Walkers Line, Burlington Centre, public transit, parks and all major amenities, this home delivers convenience, comfort and value.



Room Measurements

MAIN LEVEL

Kitchen	11'3" X 11'3"
Dining Room	10'7" X 11'7"
Living Room	18' X 11'7"
Primary Bed	12'2" X 11'6"
Bedroom	9'5" X 11'7"
Bedroom	8'7" X 11'3"
Bathroom	4 Piece
Bathroom	3 Piece

LOWER LEVEL

Rec Room	26'10" X 23'2"
Bedroom	14'9" X 11'6"
Utility Room	19'5" X 7'10"
Laundry	7'4" X 5'7"





Drew Woolcott
BROKER

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