

WELCOME TO
15 Robarts Drive



WOOLCOTT
REAL ESTATE



Crafted For Comfort & Style

Welcome to 15 Robarts Drive, a truly distinguished residence nestled in Ancaster's Meadowlands community of Ancaster. Built in 2021 by Rosehaven Homes, and with just over 4,000 square feet of finished living space this exceptional property showcases over \$350,000 in builder upgrades, along with additional enhancements that make this property stand out.

Inside, the main floor showcases a chef-inspired gourmet kitchen with granite countertops, Café appliances and a built-in coffee station. The open-concept layout flows seamlessly into the great room with tray ceilings and a gas fireplace, while the formal dining room provides space for elegant gatherings. A private office completes this floor, making working from home effortless.





3,153 Sq. Ft.



\$10,157 / 2025

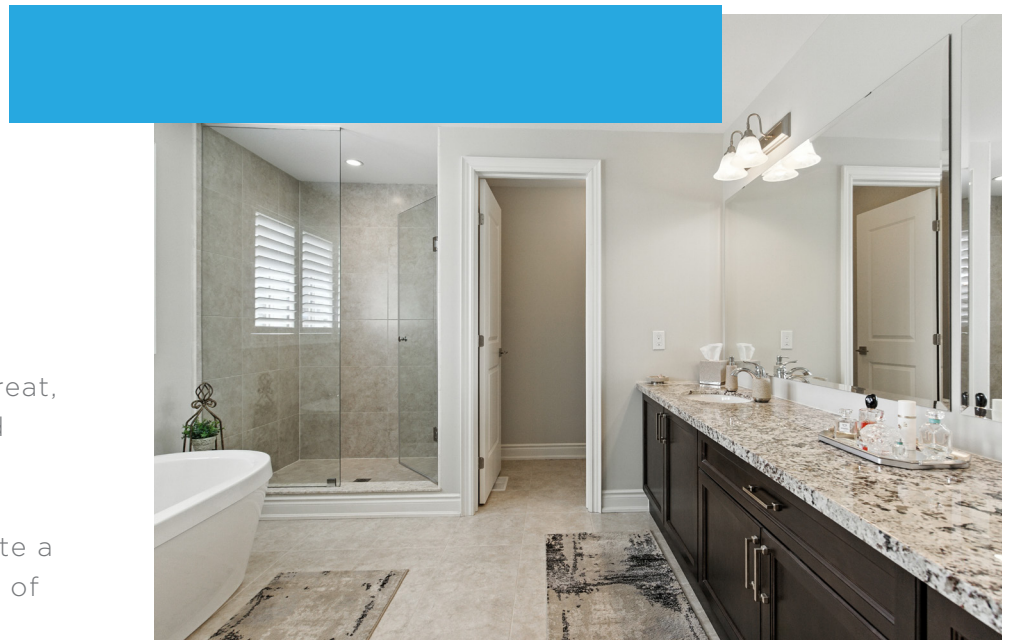


4



4+1





Luxurious Primary

The primary suite offers a true retreat, complete with a walk-in closet and a spa-inspired five-piece ensuite. Granite vanities, a glass-enclosed shower, and premium finishes create a serene space to unwind at the end of the day.





Functional Family Living

Upstairs includes three additional generous bedrooms, each filled with natural light and designed with comfort in mind. A modern full bathroom serves the secondary bedrooms, while a second-floor laundry adds everyday convenience.





Endless Potential

The finished lower level is enhanced by oversized windows & premium elevation — creating a bright and airy living space that defies the traditional basement feel. This level offers a spacious recreation area, an additional family room with gas fireplace, a three-piece bathroom and a generous unfinished space ideal for storage or future customization.





Nature At Home

Outside and enjoy panoramic views of the pond & surrounding forested conservation, where nature is right in your backyard.

Additional features include alarm system with cameras, central vac, California shutters on all windows and patio doors, two gas fireplaces, upgraded trim, doors and hardware, plus much more.



Room Measurements

MAIN LEVEL

Kitchen	16'9" X 9'10"
Breakfast Room	16'9" X 11'
Living Room	12' X 20'2"
Family Room	17'8" X 13'
Den	9'8" X 10'
Bathroom	2 Piece

UPPER LEVEL

Primary Bed	15' X 14'
Ensuite	5 Piece
Bedroom	14' X 12'6"
Bedroom	12'10" X 15'
Bedroom	11'9" X 12'
Bathroom	5 Piece
Bathroom	4 Peice

LOWER LEVEL

Rec Room	34'9" X 25'3"
----------	---------------





Drew Woolcott
BROKER

Jayne Woolcott
REALTOR®

RE/MAX ESCARPMENT
REALTY INC., BROKERAGE
INDEPENDENTLY OWNED & OPERATED

289 860 2223
woolcott.ca

