

WELCOME TO  
**9 Cornelia Court**



**WOOLCOTT**  
REAL ESTATE





## Country Meets Comfort

Welcome to the perfect blend of country living and small-community charm in Millgrove. Just 5 minutes from Waterdown, this family-friendly home offers exceptional convenience with easy access to amenities, while enjoying the space and tranquility of a mature rural setting.

Step into a welcoming foyer that flows into elegant formal living and dining rooms. The stunning eat-in kitchen features rich wood cabinetry, quartz countertops, stainless steel appliances and a bright breakfast nook overlooking the backyard. Open to the kitchen, the family room showcases hardwood flooring, custom built-ins and a cozy gas fireplace.







2,417 Sq. Ft.



\$8,595 / 2025



4



2+1







## Everyday Ease

The main level is completed by a convenient mudroom with garage access, a two-piece bathroom and a beautifully designed laundry and craft room with extensive built-in storage. Heated floors are featured throughout tiled areas on the main floor.







## Room To Unwind

The second level offers a spacious primary retreat with his and her walk-in closets and a spa-inspired four-piece ensuite with soaker tub and separate glass walk-in shower. Three additional generously sized bedrooms, a full five-piece bathroom, and a sun-filled reading nook complete this level.

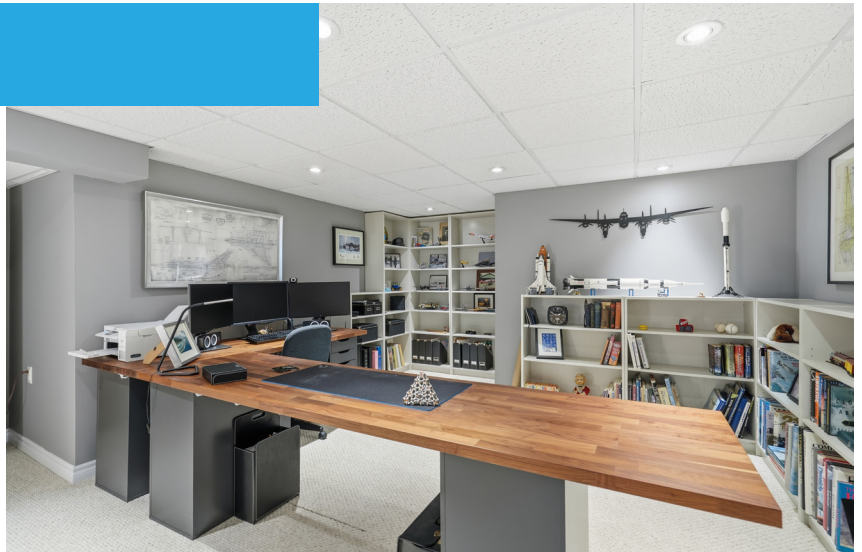






## Recreation Ready

The fully finished basement provides additional living space with a gas fireplace, large workshop area and ample storage — ideal for recreation, entertaining or relaxation.







## Half Acre Haven

Situated on an impressive ½-acre lot, the outdoor space is perfect for entertaining with a large deck and expansive backyard. Additional features include parking for up to 10 vehicles, fully fenced backyard, garden shed, additional attic insulation (2024) and front walkway (2022).



## Room Measurements

### MAIN LEVEL

Living Room	14'6" X 14'7"
Dining Room	15' X 9'8"
Kitchen	12'1" X 12'10"
Family Room	22'10" X 12'10"
Laundry	9'3" X 12'6"
Bathroom	2 Piece

### UPPER LEVEL

Primary Bed	13' X 20'10"
Ensuite	4 Piece
Bedroom	15'2" X 18'5"
Bedroom	12'1" X 12'9"
Bedroom	11' X 9'3"
Bathroom	5 Piece

### LOWER LEVEL

Rec Room	39'11" X 29'1"
Exercise Room	14'9" X 15'9"
Bonus Room	11'5" X 6'11"
Bonus Room	12' X 7'







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