

WELCOME TO  
**136 Rockcliffe Road**



**WOOLCOTT**  
REAL ESTATE



## Designed To Make A Statement

Welcome to 136 Rockcliffe Road. A custom-built showpiece completed in 2021, offering over 4,000 square feet of above-grade finished living space on an exceptional 100 x 200 ft lot. Tucked on a quiet, coveted street in the Waterdown community, this is where refined luxury meets elevated lifestyle.

The curb appeal is undeniable. A striking façade, manicured grounds and a rare three-car garage set the tone before you even step inside. Designed with intention and built for modern family living, this home delivers four spacious bedrooms, refined principal rooms and elevated finishes throughout.





4,070 Sq. Ft.



\$16,262 / 2025



4



4+1







## A Kitchen to Impress

At the centre of it all, an exceptional executive kitchen. Outfitted with premium appliances, two oversized islands and a walk-in pantry that truly delivers. It is equal parts functional and beautiful, built for everyday living and effortless entertaining.





## Warm & Inviting

A bright, open living space anchored by a stunning stone fireplace and warm natural finishes, designed for both everyday comfort and easy entertaining.





## Space For Every Need

A private main floor office overlooks the backyard, offering a quiet, inspiring work-from-home space.





## Your Private Escape

Upstairs, the primary retreat feels like a boutique hotel suite. A cozy sitting area with gas fireplace, dual walk-in closets, a dedicated dressing room and a stunning six-piece ensuite designed for complete relaxation.







## Room For Everyone

The upper level complements the primary suite with three additional bedrooms, a beautifully finished bathroom, and a bright, spacious laundry room, all designed for everyday ease.





## Lower-Level Escape

The finished lower level extends the living space with a full three-piece bathroom and an oversized walk-in shower.

Perfect for guests, a recreation zone or multi-generational living.







## Backyard Bliss

Seamless indoor-outdoor flow and expansive principal rooms make this home as functional as it is beautiful.

Just steps to the Bruce Trail, you are surrounded by nature without compromising on convenience.





## Room Measurements

### MAIN LEVEL

Great Room	20' X 18'9"
Dining Room	16'9" X 10'
Kitchen	22'3" X 20'
Office	16' X 14'9"
Bathroom	2 Piece

### UPPER LEVEL

Primary Bed	17'10" X 14'
Ensuite	5 Piece
Bedroom	16'2" X 11'3"
Ensuite	3 Piece
Bedroom	16'2" X 14'1"
Bedroom	16'2" X 11'3"
Bathroom	4 Piece

### LOWER LEVEL

Rec Room	39'6" X 29'3"
Bathroom	3 Piece





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