

WELCOME TO
371 Brantwood Park Road



WOOLCOTT
REAL ESTATE



Designed for Family Living

Welcome home to 371 Brantwood Park Road, where memories are waiting to be made. Tucked into one of Brantford's most established neighbourhoods, this beautifully maintained three plus one bedroom, four-bathroom home offers the perfect balance of space, comfort and privacy – all just minutes from Highway 403, Lynden Hill Park, schools and major amenities.

From the moment you arrive, the beautifully landscaped front yard creates a warm and inviting first impression. Inside, natural light pours through the skylight into the spacious dining area, while the open-concept kitchen and living room create a bright, airy atmosphere perfect for everyday living and entertaining alike.





1,499 Sq. Ft.



\$4,640 / 2025



3+1



2+2





Peaceful Primary

Upstairs, the spacious primary suite offers a peaceful retreat at the end of the day, complete with its own private ensuite bathroom and plenty of space to unwind in comfort. Thoughtfully designed for both privacy and functionality, it's the perfect place to recharge.





Bright Bedrooms

The upper level also features two additional generously sized bedrooms and a full bathroom, creating an ideal layout for growing families, guests or a home office setup. Bright, welcoming and move-in ready, these spaces offer flexibility to suit every stage of life.





Lower Level Living

The lower level expands the living space with a massive recreation room designed for relaxing, entertaining or family movie nights. A second fireplace adds warmth and character, while the fourth bedroom and additional bathroom create the perfect setup for guests, teenagers or multi-generational living.





Backyard Escape

Step outside to your own private backyard escape featuring mature trees and an in-ground pool designed for endless summer enjoyment. Whether hosting friends or enjoying a quiet evening outdoors, this backyard delivers the perfect blend of privacy and relaxation. Beautifully updated and thoughtfully maintained, this is the kind of home families stay in for years — offering space, comfort and a location that's hard to beat.



Room Measurements

MAIN LEVEL

Living Room	18'0" X 13'7"
Dining Room	15'2" X 13'7"
Kitchen	24'5" X 18'6"
Bathroom	2 Piece

UPPER LEVEL

Primary Bed	13'7" X 18'6"
Primary Ensuite	2 Piece
Bedroom	11'5" X 9'4"
Bedroom	11'3" X 9'5"
Bathroom	4 Piece

LOWER LEVEL

Rec Room	22'3" X 13'7"
Bedroom	9'9" X 13'7"
Laundry	10'5" X 10'7"
Bathroom	3 Piece



Drew Woolcott
BROKER

Jayne Woolcott
REALTOR®

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

905 689 9223
woolcott.ca

