

WELCOME TO
57 Neil Avenue



WOOLCOTT
REAL ESTATE



Classic Comfort Awaits

Room to spread out and a view that stays with you. Set on a corner lot in a quiet Stoney Creek neighborhood, this full-brick two-storey residence pairs everyday comfort with escarpment views.

A covered front porch sets the tone; the double concrete driveway parks four and the attached one-and-a-half-car garage is ready for projects with its workbench and shelving. Inside, a bright foyer opens to a formal living and dining room that run together for easy hosting.





1,957 Sq. Ft.



\$5,900 / 2025



4



2





Kitchen That Connects

The kitchen flows into a sun-filled dinette with a walkout to the back deck and private yard, an effortless link between indoors and out





Gather Together

A family room anchored by a gas fireplace and a three-piece bathroom complete the main floor.





Space To Recharge

Upstairs, gleaming hardwood leads to four spacious bedrooms and a five-piece bathroom, and two of them - including the primary suite - open through walkouts onto a full-width front balcony.





Nature Meets Convenience

Outside, perennial gardens, a privacy hedge and a vegetable garden complete a beautifully landscaped yard, all under that escarpment backdrop.

Walk to downtown Stoney Creek's cafés, restaurants and Battlefield Park; minutes to Eastgate Mall, Denninger's, schools and the Queen Elizabeth Way and Red Hill Valley Parkway, five minutes to the new Confederation GO station and seven to Confederation Park's beach and waterfront trail.



Room Measurements

MAIN LEVEL

Living Room	17'1" X 13'5"
Dining Room	10' X 13'
Kitchen	8'9" X 13' 5"
Dinette	10'1" X 17'6"
Family Room	13'5" X 17'4"
Bathroom	3 Piece

UPPER LEVEL

Primary Bed	14' X 13'5"
Bedroom	10'6" X 13'3"
Bedroom	10' X 13'9"
Bedroom	10'5" X 9'1"
Bathroom	5 Piece

LOWER LEVEL

Rec Room	21'1" X 13'3"
Game Room	24'6" X 12'6"
Storage	28'3" X 5'
Laundry	13'1" X 16'8"





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BROKER

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