

WELCOME TO
221 Nisbet Boulevard



WOOLCOTT
REAL ESTATE

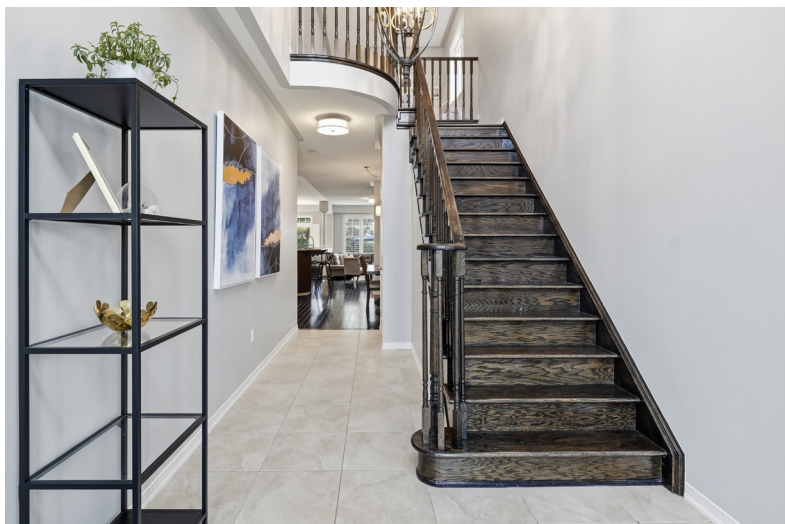


Spacious Living In Waterdown Meadows

Welcome home to Waterdown Meadows! This rare freehold end-unit townhouse blends space, style and an unbeatable location, offering and 2,074 square feet across the main and second levels.

A two-storey foyer with hardwood staircase leads to the upper level. The open concept main floor is perfect for entertaining, with hardwood flooring through the dining & great rooms, custom cabinetry & storage is accessible from both spaces, plus there's a practical built-in niche with bench & cubbies off the garage which is the perfect drop zone for shoes, bags & everyday essentials.

The eat-in kitchen offers upgraded cabinetry, modern tile backsplash & stainless steel appliances and a lot of counter space.





2,074 Sq. Ft.



\$6,289 / 2026



3



3+1





Your Everyday Escape

The primary bedroom is a true retreat with walk-in & reach-in closets, spa-inspired ensuite with soaker tub and a private walk-out terrace — imagine morning coffee as the sun comes up or wine under the stars.





Room To Grow

Two additional bedrooms offer bright, comfortable space for family or guests, with a full bathroom conveniently nearby.



Flexible Lower Level

The fully finished basement adds a bright rec room ideal for movie nights or a home gym, plus a convenient three-piece bathroom. This home offers neutral paint throughout and is move-in ready.





Space To Unwind

The fenced backyard oasis with gardens & interlocking patio is perfect for entertaining.

Steps to schools, shopping, YMCA & parks, with Aldershot GO and highway access to the 407, 403 & QEW minutes away.



Room Measurements

MAIN LEVEL

Kitchen	9' X 11'
Dining Room	12' X 13'
Great Room	11' X 19'
Bathroom	2 Piece

UPPER LEVEL

Primary Bed	16' X 11'
Ensuite	4 Piece
Bedroom	9' X 12'
Bedroom	9' X 12'
Bathroom	4 Piece

LOWER LEVEL

Rec Room	32' X 13'
Bathroom	3 Piece
Laundry	





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BROKER

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