

WELCOME TO
826 Millgrove Side Road



WOOLCOTT
REAL ESTATE



Peaceful Millgrove Setting

There's a lot to appreciate about the setting of this Millgrove home. Surrounded by mature landscaping and open views across the neighbouring fields, the property feels private and peaceful while still being close to the community.

Inside, the renovated kitchen anchors the main floor with an open-concept layout that brings the kitchen and dining spaces together. Custom Copeland cabinetry, a walk-in pantry, JennAir cooktop with downdraft and two Miele wall ovens are among the highlights, with plenty of workspace and room to gather.





1,740 Sq. Ft.



\$5,769 / 2026



3



1+1





Open & Inviting

The open-concept layout continues into the living spaces, creating an easy flow throughout the main floor. Large windows bring in plenty of natural light and keep the surrounding landscape connected to the interior. Many of the larger updates have already been completed, including the furnace and air conditioner in 2024, most windows and doors during the 2016 renovation, and the roof in 2015.





Rest & Recharge

Upstairs, the bedrooms offer comfortable spaces for family and guests, along with a well-appointed bathroom. The thoughtful updates throughout the home make it easy to settle in, while the mature surroundings and open views continue to give the upper level a peaceful feel.





Flexible Lower Level

The basement adds flexible space for storage, recreation or hobbies, along with a laundry area and convenient 2-piece bathroom. Recent updates include the water softener and iron filter, central vacuum, dishwasher, washer and dryer.





Backyard Bliss

The backyard features a large composite deck, hot tub and fire pit, with open views across the neighbouring fields. The three-car garage offers plenty of room for vehicles, storage and hobbies, while Millgrove School and the community park are just a short walk away. Waterdown, Burlington, Hamilton and highway access are all within easy reach.



Room Measurements

MAIN LEVEL

Kitchen	21'0" X 10'1"
Dining Room	21'0" X 13'0"
Family Room	21'0" X 13'8"

SECOND LEVEL

Primary Bed	19'3" X 9'9"
Bedroom	11'3" X 9'11"
Bedroom	11'4" X 9'11"
Bathroom	4 Piece

LOWER LEVEL

Laundry	8'3" X 6'9"
Bathroom	2 Piece

BASEMENT

Rec Room	18'8" X 21'11"
Bonus Room	9'5" X 8'8"
Utility Room	9'10" X 7'5"



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