



\$1,795,000

3270 SPRUCE AVE, BURLINGTON, ON L7N 1J4, CANADA

<https://www.gtarealestates.com>

Located in the heart of Roseland, this beautifully renovated and redesigned home offers a rare layout for the neighbourhood with 4 spacious bedrooms and 3 full bathrooms above grade, surrounded by everything that makes this community one of Burlington’s most desirable places to live. With over 2,400 sq. ft. of finished living space, the home...

- 4 beds
- 3 baths
- Single Family
- Single Family
- 2000 - 2500 sq ft



Rooms & Units Descr



RoomType1: Bedroom
RoomLength1: 3.75
RoomDimensions1: 3.75 m X 2.72 m
RoomLevel2: Second level
RoomWidth2: 3.32
RoomType3: Primary Bedroom
RoomLength3: 4.86
RoomDimensions3: 4.86 m X 3.66 m
RoomLevel4: Basement
RoomWidth4: 5.49
RoomType5: Laundry room
RoomLength5: 2.11
RoomDimensions5: 2.11 m X 4.66 m
RoomLevel6: Basement
RoomWidth6: 5.99
RoomType7: Utility room
RoomLength7: 5.18
RoomDimensions7: 5.18 m X 3.99 m
RoomLevel8: Lower level
RoomWidth8: 5.14
RoomType9: Bedroom 3
RoomLength9: 4
RoomDimensions9: 4 m X 3.76 m
RoomLevel10: Lower level
RoomWidth10: 2.36
RoomType11: Family room
RoomLength11: 4.01
RoomDimensions11: 4.01 m X 4.48 m
RoomLevel12: Main level
RoomWidth12: 4.05
RoomType13: Foyer
RoomLength13: 4.05
RoomDimensions13: 4.05 m X 2.17 m
RoomLevel14: Main level
RoomWidth14: 4.44
RoomType15: Office
RoomLength15: 3.44
RoomDimensions15: 3.44 m X 3.78 m

RoomLevel1: Second level
RoomWidth1: 2.72
RoomType2: Bedroom 2
RoomLength2: 4.87
RoomDimensions2: 4.87 m X 3.32 m
RoomLevel3: Second level
RoomWidth3: 3.66
RoomType4: Cold room
RoomLength4: 1.42
RoomDimensions4: 1.42 m X 5.49 m
RoomLevel5: Basement
RoomWidth5: 4.66
RoomType6: Recreational, Games room
RoomLength6: 5.46
RoomDimensions6: 5.46 m X 5.99 m
RoomLevel7: Basement
RoomWidth7: 3.99
RoomType8: Kitchen
RoomLength8: 4.4
RoomDimensions8: 4.4 m X 5.14 m
RoomLevel9: Lower level
RoomWidth9: 3.76
RoomType10: Eating area
RoomLength10: 2.64
RoomDimensions10: 2.64 m X 2.36 m
RoomLevel11: Lower level
RoomWidth11: 4.48
RoomType12: Dining room
RoomLength12: 5.13
RoomDimensions12: 5.13 m X 4.05 m
RoomLevel13: Main level
RoomWidth13: 2.17
RoomType14: Living room
RoomLength14: 3.3
RoomDimensions14: 3.3 m X 4.44 m
RoomLevel15: Main level
RoomWidth15: 3.78



Location Details

City: Burlington (Roseland)

Province: Ontario

Property Details

SubdivisionName: Roseland

FrontageLength: 64 ft ,8 in

Property Features

Heating: Forced air

HeatingFuel: Natural gas

CoolingYN: True

Cooling: Central air conditioning

ParkingTotal: 6

OpenParkingYN: False

GarageYN: True

AttachedGarageYN: True

CarportYN: False

PoolYN: False

ViewYN: False

WaterfrontYN: False

Sewer: Sanitary sewer

Courtesy of

OfficeName: KELLER WILLIAMS EDGE REALTY

Office ID: 269164

ListAOR: Toronto Regional Real Estate Board

Building Details

ParkingTotal: 6

Heating: Forced air

Sewer: Sanitary sewer



Amenities & Features

Waterfront available: No

AttachedGarageYN: Yes

CarportYN: No

CoolingYN: Yes

OpenParkingYN: No

GarageYN: Yes

PoolYN: No

Cooling: Central air conditioning

