

\$2,589,900 - 41 Ruijs Boulevard, Brantford

MLS® #40735792

\$2,589,900

5 Bedroom, 4.00 Bathroom, 5,150 sqft

Single Family on 1.03 Acres

2077 - Tutela Heights, Brantford, Ontario

Tranquility is defined as being "Free from Disturbance and no other phrase truly defines this home as perfectly as it does. Tucked away all by itself, in the most exclusive neighbourhood in all of Brantford, the Vallee Estates, there is no other property as private, luxurious and *tranquil* as this one is. We all live in the new world where home has become more than just a place to sleep- it™s become a place to LIVE, to entertain, to host and make memories in. Where you watch your kids grow and celebrate success together. Where you can't wait to get home after a long day, jump in for a swim and just melt into the backyard as you watch the sunset turn the sky on fire as it falls below the tree tops and you think to yourself: this is all mine.. you've made it, Welcome HOME to 41 Ruijs. Stepping into the front door, you™ll immediately notice the sky-high cathedral ceiling above you and the polished tile floors below you, and everything else you would come to expect from a home of this caliber. The open concept floor plan turns the living area into the heart of the home, equipped with a chef inspired kitchen, waterfall island, floor to ceiling decorative fireplace, herringbone dining room floor, breakfast nook, pantry, and walk-out to the floating covered patio. Flow inside and out during all the summer events, that your new house becomes THE destination for, all summer long. With over FIVE THOUSAND SQUARE FEET of living space and a fully finished walk-out basement, this space really



feels like more than just a house. Throw open the doors, turn up the music, and walk out to the pool deck to jump right in. The walk out basement gives this house that 'resort' feel- and the feeling isn't wrong! Wrapped with hand scraped concrete, landscaping and scenic views, with the water sparkling all day long and the wind whispering stay home today you'll wonder how you ever lived anywhere else. Because this is *the place* that will make you feel like youâ€™re finally HOME. (id:6289)

Essential Information

Listing #	40735792
Price	\$2,589,900
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Square Footage	5,150
Acres	1.03
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	41 Ruijs Boulevard
Subdivision	2077 - Tutela Heights
City	Brantford
Province	Ontario
Postal Code	N3T0E1

Amenities

Features	Cul-de-sac, Corner Site, Visual exposure, Backs on greenbelt, Conservation/green belt, Wet bar, Country residential, Automatic Garage Door Opener, In-Law Suite
Parking Spaces	11
Parking	Attached Garage
# of Garages	1
Has Pool	Yes

Pool Inground pool

Interior

Interior Features Ceiling fans
Appliances Dishwasher, Refrigerator, Stove, Wet Bar, Washer, Hood Fan, Window Coverings, Garage door opener
Heating Natural gas Forced air
Cooling Central air conditioning
Fireplace Yes
of Fireplaces 1
of Stories 1
Has Basement Yes

Exterior

Exterior Brick, Stone, Stucco
Exterior Features Lawn sprinkler, Landscaped
Foundation Poured Concrete

Listing Details

Listing Office Re/Max Twin City Realty Inc.



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