

\$949,900 - 23 Jamieson Court, Brantford

MLS® #40772140

\$949,900

3 Bedroom, 2.00 Bathroom, 2,698 sqft

Single Family on 0.00 Acres

2038 - Holmedale, Brantford, Ontario

Set on a private court in Holmedale, one of Brantford's most desirable neighbourhoods, 23 Jamieson enjoys a rare position backing onto the Grand River and trail system. This is a home designed for those who value both sophistication and the outdoors, with a complete lifestyle package of open living spaces, a resort-style yard, and direct access to miles of trails for walking, biking, or paddling. The main floor flows seamlessly from a formal dining area at the front of the home into a chef's kitchen with stainless steel appliances and breakfast bar, the living room is anchored by a natural gas stone fireplace and walls of windows overlooking the pool. A den with wall-to-wall built-ins and wet bar overlooks the yard, while two additional bedrooms, a full bath, and laundry with garage access add everyday function. The sweeping staircase rises to a dramatic upper landing where the primary suite offers a walk-in closet and spa-inspired 5-piece ensuite. An upper living room with skylight, library wall, and wet bar opens to a massive deck with panoramic river views. Outside, double-tiered decks step down to a landscaped backyard with an in-ground kidney pool, pool house, and mature trees framing the valley. Beyond the property line, discover a secluded trail-access beach and all that Holmedale has to offer, from the art crawl to local favourites like Fume and Shack Bar, with the Brantford Golf and Country Club and Glenhyrst Art Gallery just minutes away. This



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Built in 2006

Essential Information

Listing #	40772140
Price	\$949,900
Bedrooms	3
Bathrooms	2.00
Square Footage	2,698
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Freehold
Style	2 Level

Community Information

Address	23 Jamieson Court
Subdivision	2038 - Holmedale
City	Brantford
Province	Ontario
Postal Code	N3T6T1

Amenities

Features	Conservation/green belt
Parking Spaces	6
Parking	Attached Garage
# of Garages	1

Interior

Appliances	Dryer, Refrigerator, Stove, Washer, Microwave Built-in
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2

Exterior

Exterior	Aluminum siding, Brick Veneer, Stone, Stucco
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Foundation

Poured Concrete

Listing Details

Listing Office

Real Broker Ontario Ltd



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