

\$1,299,999 - 1365 Janina Boulevard, Burlington

MLS® #40778610

\$1,299,999

4 Bedroom, 3.00 Bathroom, 2,077 sqft

Single Family on 0.00 Acres

340 - Tyandaga, Burlington, Ontario

No detail has been overlooked in this absolutely breathtaking 4-bedroom, 3-bath, 2-kitchen raised bungalow, situated in the prestigious Tyandaga community! From the freshly painted exterior to the custom arched oak wood front door, this home makes a stunning first impression. Step inside to a foyer full of character, featuring timeless checkered tile flooring and a convenient coat closet at the end of the hall. Upstairs, every finish is custom-crafted, from the engineered hardwood floors and vaulted ceilings with pot lights to the designer kitchen showcasing an 8-ft island, SMEG stainless steel appliances, and solid wood cabinetry. The elegant backsplash flows seamlessly into the dining area, which offers ample seating and overlooks the spacious living room, the perfect spot to cozy up for family movie nights or cheer on your favourite team this winter. Down the hall, the primary suite is a true retreat, complete with sliding doors to a private balcony overlooking the backyard, custom built-in oak closets, and a luxurious 3-piece ensuite. A second bedroom (currently used as an office) and a stunning 4-piece bathroom with dual sinks, quartz countertops, and a custom vanity complete the upper level. The lower level offers even more living space with a beautiful family room featuring a stone fireplace, a second kitchen ideal for a potential in-law suite, two additional bedrooms, laundry, and another elegant 4-piece bathroom. Step outside to your own private oasis: a fully fenced backyard with a



brand-new wooden deck, stone patio, and lush green space surrounded by mature trees. Additional highlights include a new HVAC system and instant water heater, a double driveway with single-car garage, updated lighting throughout, and a 2019 roof. Located in the highly sought-after Tyandaga neighbourhood, known for its tree-lined streets, golf course, and close proximity to parks, trails, top-rated schools, and all amenities, this home truly offers the best of Burlington living. (id:6289)

Essential Information

Listing #	40778610
Price	\$1,299,999
Bedrooms	4
Bathrooms	3.00
Square Footage	2,077
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Raised bungalow

Community Information

Address	1365 Janina Boulevard
Subdivision	340 - Tyandaga
City	Burlington
Province	Ontario
Postal Code	L7P1K5

Amenities

Amenities	Golf Nearby, Park, Schools, Shopping
Features	Paved driveway, Automatic Garage Door Opener
Parking Spaces	3
Parking	Attached Garage
# of Garages	1

Interior

Appliances	Dishwasher, Dryer, Refrigerator, Stove, Washer
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Aluminum siding, Brick
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Listing Details

Listing Office	Royal LePage Burloak Real Estate Services
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