

# \$1,188,000 - 108 Catalpa Crescent, Vaughan (patterson)

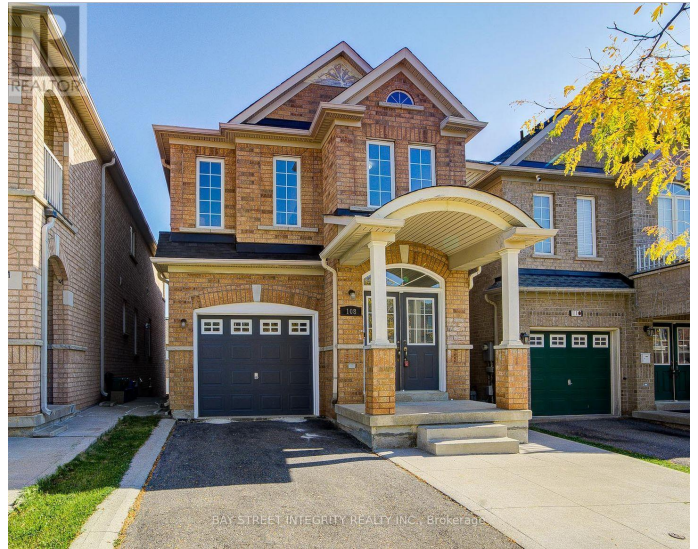
MLS® #N12456599

**\$1,188,000**

5 Bedroom, 4.00 Bathroom,  
Single Family on 0.00 Acres

Patterson, Vaughan (patterson), Ontario

Stunning, Spacious & Bright 4+1 Bedroom, 4 Bathroom Detached Home In Highly Sought-After Patterson Community, With Stylish Modern Upgrades. A Rare Freehold Gem Offering Over 3,100 Sq Ft Of Finished Living Space (2,139 Sq Ft Above Grade) Including A Fully Finished Walk-Out Basement Apartment. Step Inside Through The Double Door Entry Into A Spacious Foyer. The Main Floor Features Hardwood Floors, Oak Staircase, 9 Ft Ceiling, New LED Pot Lights, And Fresh Paint Throughout, Creating A Bright And Inviting Atmosphere. The Custom Kitchen Boasts Brand New Quartz Countertops With Brand New Kitchen Cabinet Doors. Appliances, And A Cozy Breakfast Area Overlooking The Family Room With Direct Access To The Wooden Deck. Plus A Large Laundry Room With Expandable Wall Drying Rack. Upstairs Features 4 Generous Bedrooms, Including A Luxurious Primary Suite With A New Quartz Vanity Top 5-Piece Spa-Inspired Ensuite And Walk-In Closet. All Bathroom Vanities On The Second Floor Feature New Quartz Tops And Stylish Brand New Bathroom Vanity Doors. The Fully Finished Walk-Out Basement Expands Living Space With A Bright 1+1 Bedroom Suite, Full Kitchen, Open-Concept Living Area, 3-Piece Bathroom, And Private Entrance. Perfect As An In-Law, Nanny, Or Rental Suite. Additional Highlights Include Repainted Wood Deck, Widened Interlock Driveway For 3 Cars, And Garage With Newly Painted Epoxy Floor And



Wall-Mounted Slatwall Storage System. Direct Garage Access To The House, Brand New (2025) Fridge and Range Hood on the Main Floor. Roof (2021), And Owned Water Tank (2024) Offer Comfort And Peace Of Mind. Enjoy A Fully Fenced Yard, Wooden Balcony Off The Second Floor, And A Prime Location Just Steps To Maple GO Station, Top Rated Schools, Golf Clubs, Parks, Shopping, Restaurants, And Transit. Close To Major Highways & Wonderland. This Move-In Ready Home Offers Premium Upgrades, Income Potential, And An Exceptional Location. Ideal For First-Time Buyers Or Savvy Investors. (id:6289)

Essential Information

Listing #	N12456599
Price	\$1,188,000
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	108 Catalpa Crescent
Subdivision	Patterson
City	Vaughan (patterson)
Province	Ontario
Postal Code	L6A0R5

Amenities

Features	Carpet Free
Parking Spaces	3
Parking	Garage
# of Garages	1

Interior

Appliances	Dishwasher, Dryer, Two stoves, Two Washers, Two Refrigerators
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	2
Has Basement	Yes
Basement	Walk out

## Exterior

Exterior	Brick
Lot Description	24.9 x 103.4 FT
Foundation	Concrete

## Listing Details

Listing Office      BAY STREET INTEGRITY REALTY INC.



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