

# \$1,234,900 - 2212 Melissa Crescent, Burlington (brant Hills)

MLS® #W12384159

**\$1,234,900**

4 Bedroom, 4.00 Bathroom,  
Single Family on 0.00 Acres

Brant Hills, Burlington (brant Hills), Ontario

Welcome to 2212 Melissa Crescent in Burlington's sought-after Brant Hills community. This spacious 4 bedroom, 4 bathroom detached home offers over 3,000 sq. ft. of finished living space, ideal for growing families. The main level features a bright living, dining room and family room, a functional kitchen with plenty of cabinetry, and a cozy family room with a wood-burning fireplace. A main floor laundry with a door to outside adds everyday convenience. Upstairs, you'll find four very generous bedrooms, including a primary suite with its own ensuite, plus a second full bath. The finished basement adds versatility with a large rec room, den, office and bathroom. Plus, a large utility room with extra storage. Step outside to a private south facing backyard with a spacious deck, offering room to relax, entertain, and play on the 45 x 125 foot lot backing onto the pipeline creating tons of space from your rear neighbour and a great play area. Additional highlights include an attached garage with double-wide driveway parking for 3 cars, Roof 2018, Furnace and A/C 2019. Situated on a crescent surrounded by parks, schools, and transit, with easy access to highways and amenities, this home combines space, comfort, and a prime location. (id:6289)



## Essential Information

|            |               |
|------------|---------------|
| Listing #  | W12384159     |
| Price      | \$1,234,900   |
| Bedrooms   | 4             |
| Bathrooms  | 4.00          |
| Half Baths | 2             |
| Acres      | 0.00          |
| Type       | Single Family |
| Sub-Type   | Freehold      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 2212 Melissa Crescent    |
| Subdivision | Brant Hills              |
| City        | Burlington (brant Hills) |
| Province    | Ontario                  |
| Postal Code | L7P4J7                   |

### Amenities

|                |                                             |
|----------------|---------------------------------------------|
| Amenities      | Public Transit, Park, Schools, Fireplace(s) |
| Utilities      | Electricity, Sewer                          |
| Features       | Open space, Level, Gazebo                   |
| Parking Spaces | 4                                           |
| Parking        | Attached Garage, Garage                     |
| # of Garages   | 2                                           |

### Interior

|                 |                                                                                   |
|-----------------|-----------------------------------------------------------------------------------|
| Appliances      | Water Heater, Water meter, Blinds, Dishwasher, Dryer, Stove, Washer, Refrigerator |
| Heating         | Natural gas Forced air                                                            |
| Cooling         | Central air conditioning                                                          |
| Fireplace       | Yes                                                                               |
| # of Fireplaces | 1                                                                                 |
| # of Stories    | 2                                                                                 |
| Has Basement    | Yes                                                                               |

### Exterior

|                 |                     |
|-----------------|---------------------|
| Exterior        | Brick, Vinyl siding |
| Lot Description | 45.1 x 125.4 FT     |
| Foundation      | Poured Concrete     |

### Listing Details

Listing Office

KELLER WILLIAMS EDGE REALTY



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