

# \$899,000 - 19 Livingston Drive, Caledon

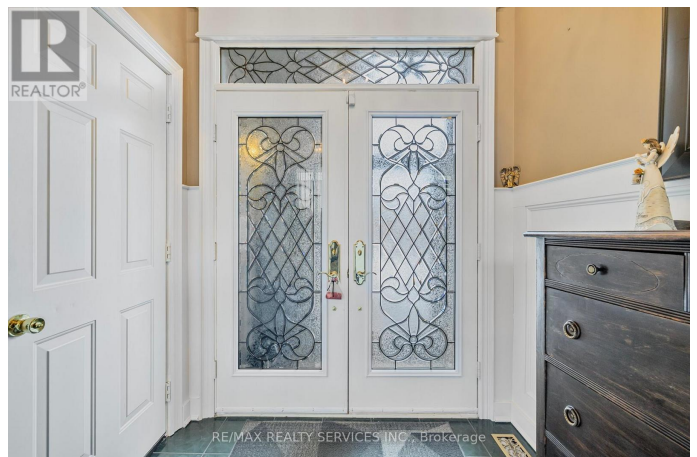
MLS® #W12389174

**\$899,000**

3 Bedroom, 2.00 Bathroom,  
Single Family on 0.00 Acres

Rural Caledon, Caledon, Ontario

Welcome to this charming and beautifully-maintained raised bungalow in Caledon's sought-after Valleywood community, the perfect fit for downsizers or first-time buyers looking for a move-in ready home. Situated on a quiet street beside a park with walking trails and a playground, this home offers convenience, comfort, and peace of mind across approx. 1,800 sq. ft. of combined finished living space. The inviting exterior features a two-car garage, patterned concrete driveway, walkways, and backyard patio. A screened-in porch and double-door entry lead into a bright and welcoming foyer with inside access to the garage - no need to face the snow when coming and going. The main floor showcases an open-concept design with upgraded hardwood floors throughout the renovated kitchen, dining, and living areas. Two sunlit bedrooms and a four-piece bath complete this level, making everyday living simple and functional. The finished lower level extends the living space with a cozy rec room featuring a gas fireplace, a second kitchen, a third bedroom, and second three-piece bathroom. There's potential to add another bedroom or even create an in-law or income suite if desired. Located within walking distance to the library, trails, and just minutes from Highway 410, this home offers an easy lifestyle in a family-friendly neighbourhood, all within the Mayfield Secondary School district. Upgraded attic insulation, owned tankless water heater, windows 2017, furnace and AC



### Essential Information

|           |                 |
|-----------|-----------------|
| Listing # | W12389174       |
| Price     | \$899,000       |
| Bedrooms  | 3               |
| Bathrooms | 2.00            |
| Acres     | 0.00            |
| Type      | Single Family   |
| Sub-Type  | Freehold        |
| Style     | Raised bungalow |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 19 Livingston Drive |
| Subdivision | Rural Caledon       |
| City        | Caledon             |
| Province    | Ontario             |
| Postal Code | L7C1A1              |

### Amenities

|                |                         |
|----------------|-------------------------|
| Amenities      | Park                    |
| Parking Spaces | 4                       |
| Parking        | Attached Garage, Garage |
| # of Garages   | 2                       |

### Interior

|                 |                                                                                                                 |
|-----------------|-----------------------------------------------------------------------------------------------------------------|
| Appliances      | Central Vacuum, Dishwasher, Dryer, Garage door opener, Microwave, Stove, Washer, Window Coverings, Refrigerator |
| Heating         | Natural gas Forced air                                                                                          |
| Cooling         | Central air conditioning                                                                                        |
| Fireplace       | Yes                                                                                                             |
| # of Fireplaces | 1                                                                                                               |
| # of Stories    | 1                                                                                                               |
| Has Basement    | Yes                                                                                                             |
| Basement        | Separate entrance                                                                                               |

### Exterior

|          |       |
|----------|-------|
| Exterior | Brick |
|----------|-------|

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Landscaped      |
| Lot Description   | 42.7 x 109.9 FT |
| Foundation        | Poured Concrete |

## **Listing Details**

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