R2879752 House/Single Family

8017 AVES TERRACE MISSION

Mission-West, V2V 4H9

Residential Detached
\$1,949,500 (LP)

			-	Mission-West, V				
Depth/Size (ft):	: 1	RREG	Bedrooms:	5		Approx. Year Bu	uilt: 199	97
Frontage (ft):		54.00	Bathrooms:	4		Age:	27	
Lot Area: (sq.ft		38,725.00	Full Baths:	3		Zoning:	S20	0
Flood Plain:			Half Baths:	1		Gross Taxes:		675.25
Rear Yard Exp:						For Tax Year:	202	
View:						P.I.D.:		3-083-263
Style of Home:	2	2 Storey w/Bsmt.			arking:	Total: 6 - Covere	d: 2	
Construction:		Frame - Wood			overed Parking:	2		
Exterior:	I	Mixed,Vinyl		Pa	arking Access:	Front		
Foundation:				Pa	arking:	Garage; Double,	Other	
Rain Screen:				Lo	ocker:			
Renovations:				Ui	nits in Dev:			
# of Fireplaces	: 2	2 - Fuel: Natural Gas,Wood		Di	istance to:			
Water Supply:		City/Municipal			tle to Land:	Freehold NonStrata		
Fuel/Heating:		Electric,Natural Gas,Wood			roperty Disc:	Yes		
Outdoor Area:		Patio(s) & Deck(s)			AD Rental:			
Type of Roof:	1	Asphalt			xtures Leased:	No		
Floor Finish:				Fi	xtures Rmvd:	No		
Complex / Sub Services Conn Legal: Amenities:	ected:	Electricity,Natural Gas,Septic, LOT 5 SECTION 30 TOWNSH		TMINSTER DIST	RICT PLAN LMP22702			
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric:	ected:	LOT 5 SECTION 30 TOWNSH Cul-de-Sac,Private Setting Hot Tub Spa/Swirlpool		TMINSTER DIST	RICT PLAN LMP22702			
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric:	ected:	LOT 5 SECTION 30 TOWNSH		TMINSTER DIST	RICT PLAN LMP22702			
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Brokert	ected: s: (s): Type	LOT 5 SECTION 30 TOWNSH Cul-de-Sac,Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions	HP 17 NEW WES	Туре	Dimensions	Floor	Туре	Dimensions
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Broker Listing Broker Floor	ected: :: (s): Type Foyer	LOT 5 SECTION 30 TOWNSH Cul-de-Sac,Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions 9'0 x 10'8	HP 17 NEW WES	Type Storage		Below	Family Room	14'1 x 16'5
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Broker Floor Floor Main	ected: s: (s): Type Foyer Living Room	LOT 5 SECTION 30 TOWNSH Cul-de-Sac,Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions 9'0 x 10'8 13'9 x 15'11	HP 17 NEW WES	Type Storage Primary	Dimensions	Below Below	Family Room Games Room	14'1 x 16'5 22'4 x 12'9
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Broker Listing Broker Floor Main Main Main	ected: :: (s): Type Foyer Living Room Dining Room	LOT 5 SECTION 30 TOWNSH Cul-de-Sac,Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions 9'0 x 10'8 13'9 x 15'11 13'9 x 11'0	HP 17 NEW WES Floor Main Above	Type Storage Primary Bedroom	Dimensions 6'2 x 7'9 15'11 x 16'7	Below Below Below	Family Room Games Room Bedroom	14'1 x 16'5 22'4 x 12'9 10'4 x 10'9
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Broker Listing Broker Floor Main Main Main Main	ected: :: (s): Type Foyer Living Room Dining Room Kitchen	LOT 5 SECTION 30 TOWNSH Cul-de-Sac,Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions 9'0 x 10'8 13'9 x 15'11 13'9 x 11'0 12'10 x 12'9	HP 17 NEW WES Floor Main Above Above	Type Storage Primary Bedroom Walk-In Closet	Dimensions 6'2 x 7'9 15'11 x 16'7 6'0 x 5'9	Below Below Below Below	Family Room Games Room Bedroom Bedroom	14'1 x 16'5 22'4 x 12'9 10'4 x 10'9 10'1 x 10'9
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Broker Floor Main Main Main Main Main	ected: :: (s): Type Foyer Living Room Dining Room Kitchen Eating Area	LOT 5 SECTION 30 TOWNSH Cul-de-Sac, Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions 9'0 x 10'8 13'9 x 15'11 13'9 x 11'0 12'10 x 12'9 9'10 x 12'9	HP 17 NEW WES Floor Main Above Above Above	Type Storage Primary Bedroom	Dimensions 6'2 x 7'9 15'11 x 16'7 6'0 x 5'9 14'1 x 11'6	Below Below Below	Family Room Games Room Bedroom	14'1 x 16'5 22'4 x 12'9 10'4 x 10'9
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Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Brokert Floor Main Main Main Main Main Main Main	(s): Type Foyer Living Room Dining Room Kitchen Eating Area Family Room Office	LOT 5 SECTION 30 TOWNSH Cul-de-Sac, Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions $9'0 \times 10'8$ $13'9 \times 15'11$ $13'9 \times 15'11$ $13'9 \times 11'0$ $12'10 \times 12'9$ $9'10 \times 12'9$ $9'10 \times 12'9$ $13'5 \times 16'9$ $9'4 \times 9'7$	HP 17 NEW WES Floor Main Above Above Above Above Above Above Above	Type Storage Primary Bedroom Walk-In Closet Bedroom Bedroom Laundry Storage	Dimensions 6'2 x 7'9 15'11 x 16'7 6'0 x 5'9 14'1 x 11'6 14'1 x 11'6 6'0 x 5'0 6'1 x 2'10	Below Below Below Below	Family Room Games Room Bedroom Bedroom Storage	14'1 x 16'5 22'4 x 12'9 10'4 x 10'9 10'1 x 10'9 13'5 x 9'7
Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Broker Floor Main Main Main Main Main Main Main Main	ected: (s): Type Foyer Living Room Dining Room Kitchen Eating Area Family Room Office (Main):	LOT 5 SECTION 30 TOWNSH Cul-de-Sac,Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions 9'0 x 10'8 13'9 x 15'11 13'9 x 11'0 12'10 x 12'9 9'10 x 12'9 13'5 x 16'9 9'4 x 9'7	HP 17 NEW WES Floor Main Above Above Above Above Above Above Above Above	Type Storage Primary Bedroom Walk-In Closet Bedroom Bedroom Laundry Storage	Dimensions 6'2 x 7'9 15'11 x 16'7 6'0 x 5'9 14'1 x 11'6 14'1 x 11'6 6'0 x 5'0 6'1 x 2'10	Below Below Below Below Below	Family Room Games Room Bedroom Bedroom Storage	14'1 × 16'5 22'4 × 12'9 10'4 × 10'9 10'1 × 10'9 13'5 × 9'7 Ensuite?
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Services Conn Legal: Amenities: Site Influences Features: Bylaw Restric: Listing Broker Floor Main Main Main Main Main Main Main Main	ected: (s): Type Foyer Living Room Dining Room Dining Room Kitchen Eating Area Family Room Office (Main): (Above): (Below): (Bsmt): (LOT 5 SECTION 30 TOWNSH Cul-de-Sac, Private Setting Hot Tub Spa/Swirlpool Royal LePage - Wolstencroft Dimensions 9'0 x 10'8 13'9 x 15'11 13'9 x 11'0 12'10 x 12'9 9'10 x 12'9 9'10 x 12'9 13'5 x 16'9 9'4 x 9'7 1,475 sqft 1,074 sqft 1,536 sqft 0 sqft	HP 17 NEW WES Floor Main Above Above Above Above Above Above Above above Above above Above above	Type Storage Primary Bedroom Walk-In Closet Bedroom Laundry Storage	Dimensions 6'2 x 7'9 15'11 x 16'7 6'0 x 5'9 14'1 x 11'6 14'1 x 11'6 6'0 x 5'0 6'1 x 2'10	Below Below Below Below Below Main Above Above	Family Room Games Room Bedroom Bedroom Storage	14'1 × 16'5 22'4 × 12'9 10'4 × 10'9 10'1 × 10'9 13'5 × 9'7 Ensuite? No Yes No
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Nestled in a prestigious cul-de-sac on .88 acres, this splendid 4000 SF home boasts a private yard with a picturesque pond, island, bridge, and waterfall. Enjoy a giant, gas-heated spa year-round. The home features elegant living and dining rooms off the foyer, a superb kitchen with a center island, granite countertops, and a Jenn Air range, leading to a vaulted family room. Also includes a main floor den, 3 large upstairs bedrooms, and a master ensuite with a separate tub and shower. The basement offers a walkout to the yard, abundant natural light, a large family room, and a bar, plus 2 bedrooms and a full bath. There's a sizable basement garage/workshop plus a 2-car garage on the main level. Steps from Mission Golf Course, in what might be Mission's finest cul-de-sac!

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