738 **NAKINA WAY**

SPLENDID END UNIT! BEDROOM, 3 BATH

\$379,900



Located on a quiet street in the popular neighbourhood of Riverside South.



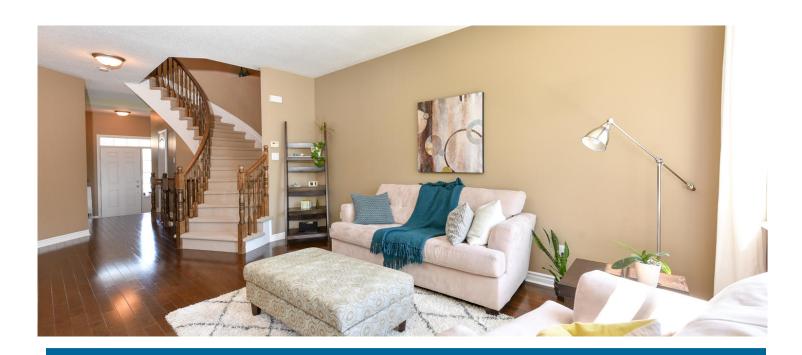
Room Sizes		General Info	
MAIN LEVEL		Style	2 Storey Row Unit Townhome
Foyer Living Room Dining Room Kitchen Eating Area Bathroom	17.04 x 11.01 11.00 x 10.06 10.00 x 8.09 10.04 x 9.00 2 Piece	Bathrooms Year Built Builder Parking Taxes Air Conditioning 3 2007 / Approximately Richcraft Attached 1 Car Garage \$3,644.62 / 2017 Forced Air Natural Gas Central Air Conditioning	2007 / Approximately Richcraft Attached 1 Car Garage \$3,644.62 / 2017 Forced Air Natural Gas Central Air Conditioning Municipal / Sewer Connected
Master Bedroom Walk-in Closet Ensuite Bathroom Bedroom Bedroom	17.06 x 11.09 4 Piece 13.01 x 9.04 11.00 x 9.04		
Full Bathroom Laundry Room LOWER LEVEL			Refrigerator, Stove, Hood Fan, Dishwasher, Washer, Dryer, Automatic Garage Door Opener, Central / Built-in Vac, All Blinds
Family Room Storage	18.04 x 17.02	Exclusions:	All drapes and curtains

General Info

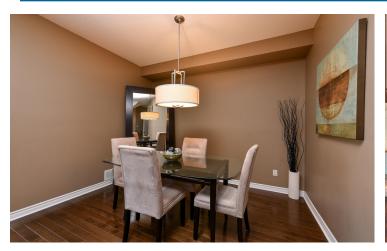
- This impeccable, upgraded end unit townhome offers an appealing, open-concept floor plan.
- A covered portico shields one from inclement weather as you enter into the spacious foyer which features ceramic tile floor, a double clothes closet and access to the single attached garage.
- Gleaming strip hardwood floors grace the main level.
- The beautiful kitchen is open to the main living space and boasts a large centre island with double stainless steel sinks as well as an abundance of cabinetry and counterspace, an attractive subway tile backsplash, stainless steel appliances and upgraded ceramic tile floors.
- The spacious eating area has a large triple pane patio door which affords access to the large, twolevel deck and the fully fenced backyard. Note the transom window above the patio door
- Also found on the main level is the powder room with a pedestal sink and ceramic tile floors.
- A striking curved staircase with oak handrail and pickets leads to the upper level. Notice the large window in the stairwell flooding the area with natural light

- Double entry doors lead into the spacious master suite which features generous windows, a huge walk-in closet, and a nicely upgraded 4 piece ensuite bathroom with oversized soaking tub, corner shower and large vanity.
- Both secondary bedrooms are spacious with large windows and ample closet space as well as low pile neutral carpeting.
- The main bathroom is well appointed with a large shower/tub enclosure with ceramic tile surround, an attractive shaker style vanity and neutral flooring.
- Laundry facilities are conveniently located on the upper level.
- The enormous lower level family room boasts a large window, a gas fireplace and low pile carpeting. This area is perfect for a home theatre or games room.
- There is plenty of room for storage in the unfinished area of the basement.
- Heating is provided by a high-efficiency gas furnace and both central air conditioning and a humidifier have been installed.

^{*}This information is believed to be accurate but is not warranted.



This beautifully maintained and upgraded 3 bedroom end unit townhouse boasts a fantastic floor plan with 9 foot ceilings and hardwood floors on the main level, a well-designed kitchen open to the main living areas and a striking curved staircase. Other features include a large master suite with walk-in closet and full ensuite bathroom, generous secondary bedrooms, a convenient 2nd floor laundry and a lovely lower level family room.























For more information or to arrange a private viewing of this home, please contact us:



