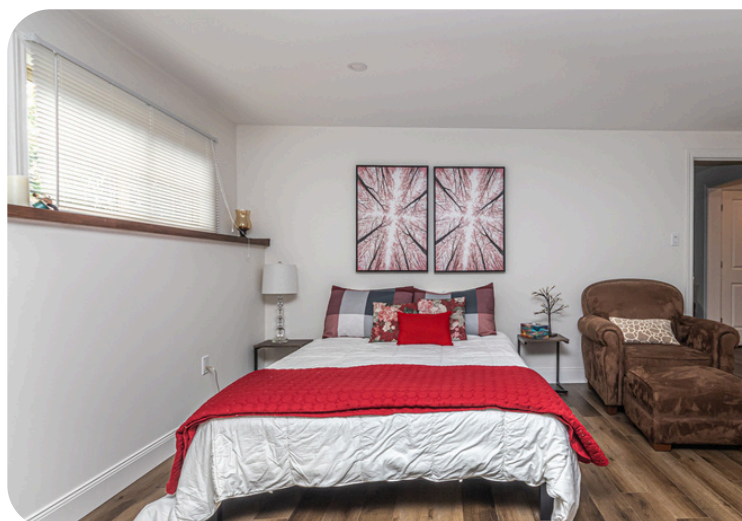




283 SUMMERHILL ROW

MLS® #: NB104474



WELCOME

T O Y O U R N E W H O M E

This meticulously designed bungalow at 283 Summerhill Row is just steps away from the West Hills golf course in the prestigious West Hills neighbourhood.

The open-concept floor plan features high ceilings, large windows, and premium finishes throughout. The living room, with its custom mantle and fireplace, is perfect for relaxation and entertaining. The state-of-the-art kitchen has top-of-the-line stainless steel appliances, custom cabinetry, solid surface countertops, and a large center island. It seamlessly flows into the dining area, ideal for hosting dinner parties or casual family meals.

The primary bedroom is a true retreat, featuring a spa-like ensuite bathroom with a soaking tub, a walk-in shower, and double vanities with LED mirrors. A spacious walk-in closet provides ample storage. Two other bedrooms, a main bathroom, and a laundry room complete this floor.

The lower level is finished with a massive rec room, convenient kitchenette/wet bar, 3rd bedroom, 3rd full bathroom, and extra space for future renovations. Step outside to your private backyard, where you'll find a custom pergola with privacy screens.

The professionally landscaped yard offers a serene setting, with an 8-foot privacy fence, plenty of space for additional outdoor features, and a custom-made 10x12 storage building with a ramp and roll-up door. Whether you're an avid golfer or someone who appreciates the finer things in life, this property offers a rare opportunity to own a piece of luxury by the greens.



HIGH-END BUILD

This luxury bungalow is filled with top-of-the-line features including: 9-foot ceilings, solid-surface countertops, floor-to-ceiling cabinetry, crown moulding, shiny hardwood flooring, and chef-quality appliances.



PRIVATE RETREAT

Enjoy your backyard in any weather with built in protection from the elements on the back deck. The well-kept lawn is surrounded by an 8-foot fence creating a private park-like feeling for you and your family.

FINISHED BASEMENT

With most of the lower level finished, there is plenty of space in the home for any family. An unfinished room would make the perfect fifth bedroom and the kitchenette and full bathroom are perfect for guests or older children.



GREAT LOCATION

Located in the desirable West Hills subdivision, you'll be close to all major amenities in a well-cared-for, community-minded neighbourhood. And, of course, just short walk from the West Hills Golf Course.

NOTE FROM THE OWNERS

"Moving to West Hills in the summer of 2018 was a dream come true. This was our first newly built home, which provided a blank canvas for the many upgrades we now enjoy.

Within a couple of days of moving in, several neighbours had popped over to welcome us to Summerhill Row, just as we've had the pleasure of extending the same hospitality to other newcomers over the years. It's a friendly community!

The walkability is great. Whether it's a short stroll up the street to the West Hills championship golf course, or to the renowned St. James Gate Restaurant. We often walk 'around the loop' to pick up the mail at the CMB (2 km), explore the pathways on the golf course during the off-season, or hike down to Brookside Mall for a few groceries at Sobeys. Getting some fresh air and exercise couldn't be easier.

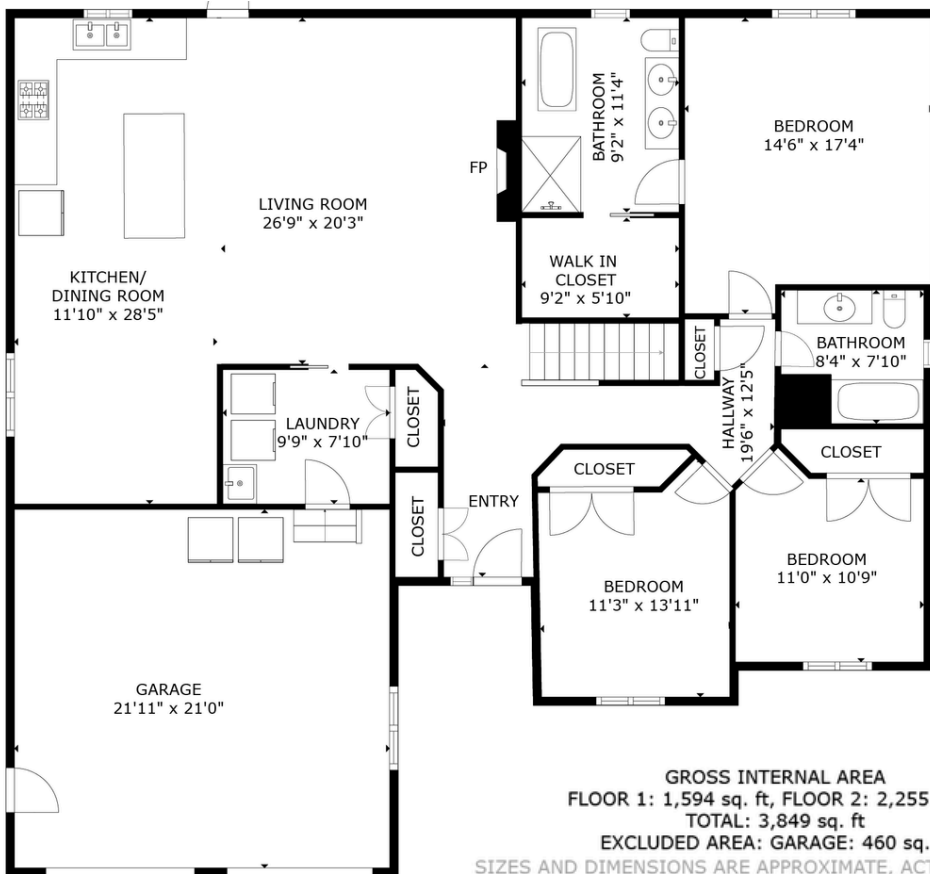
Meanwhile, back at home, we love how the large, south-facing windows bathe the living room and kitchen in natural light while offering a peaceful view of the tastefully landscaped backyard. The deck is a private oasis and so unique.

And then there's the lower level; roomy, sunny and really comfortable. We've had so much fun there!

We treasure our time spent with family and friends in this lovely home, and we will truly miss this amazing one-of-a-kind neighbourhood."



Main Level

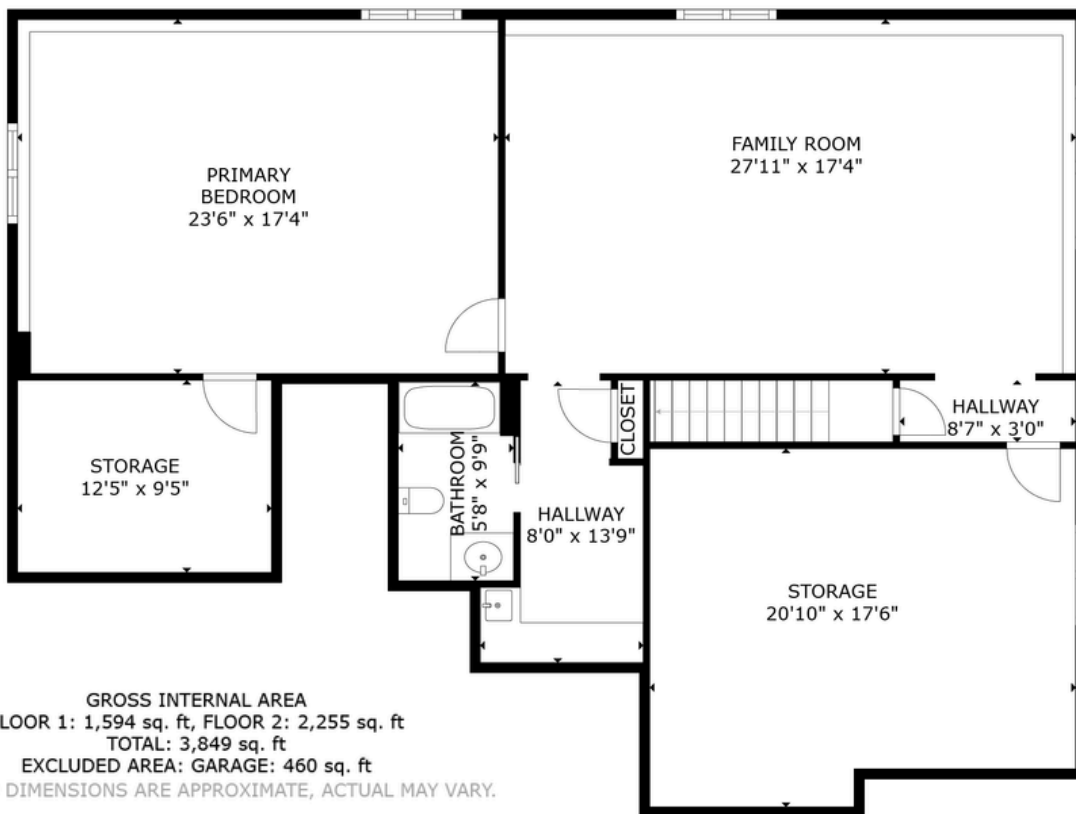


Scan Here For A 3D Walkthrough





Lower Level





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