

125 Aspen Stone Road, SW



Aspen Woods



Beautifully appointed with chic tile floors, a gas fireplace flanked by furniture-quality built-ins, a granite feature wall and unique lighting package this 2-storey great room is a great space for formal entertaining and everyday living alike!

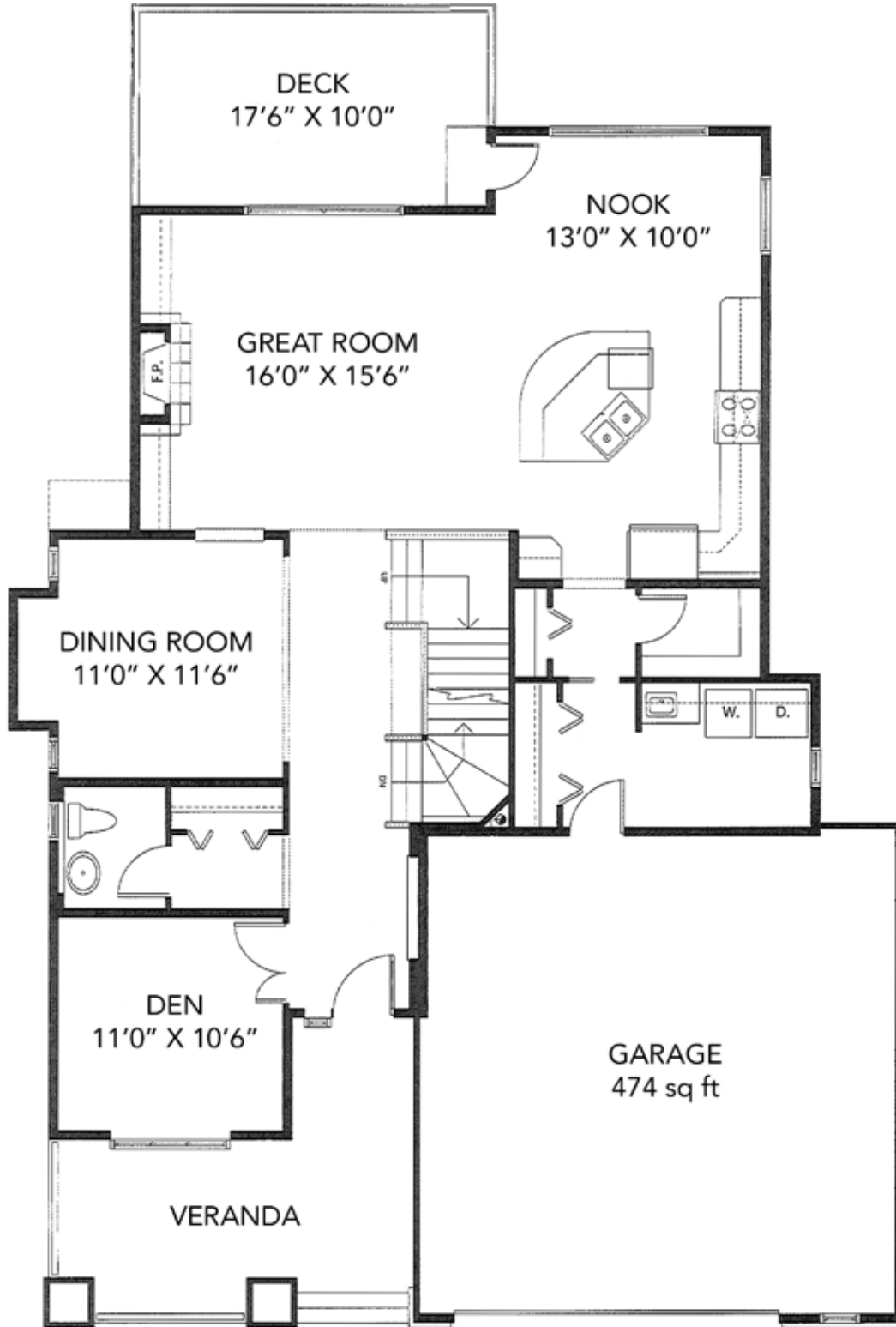


Enjoy sipping on your morning coffee in this generous breakfast nook with a window wall that invites you to set your gaze on the refreshing blue hues of your pool.



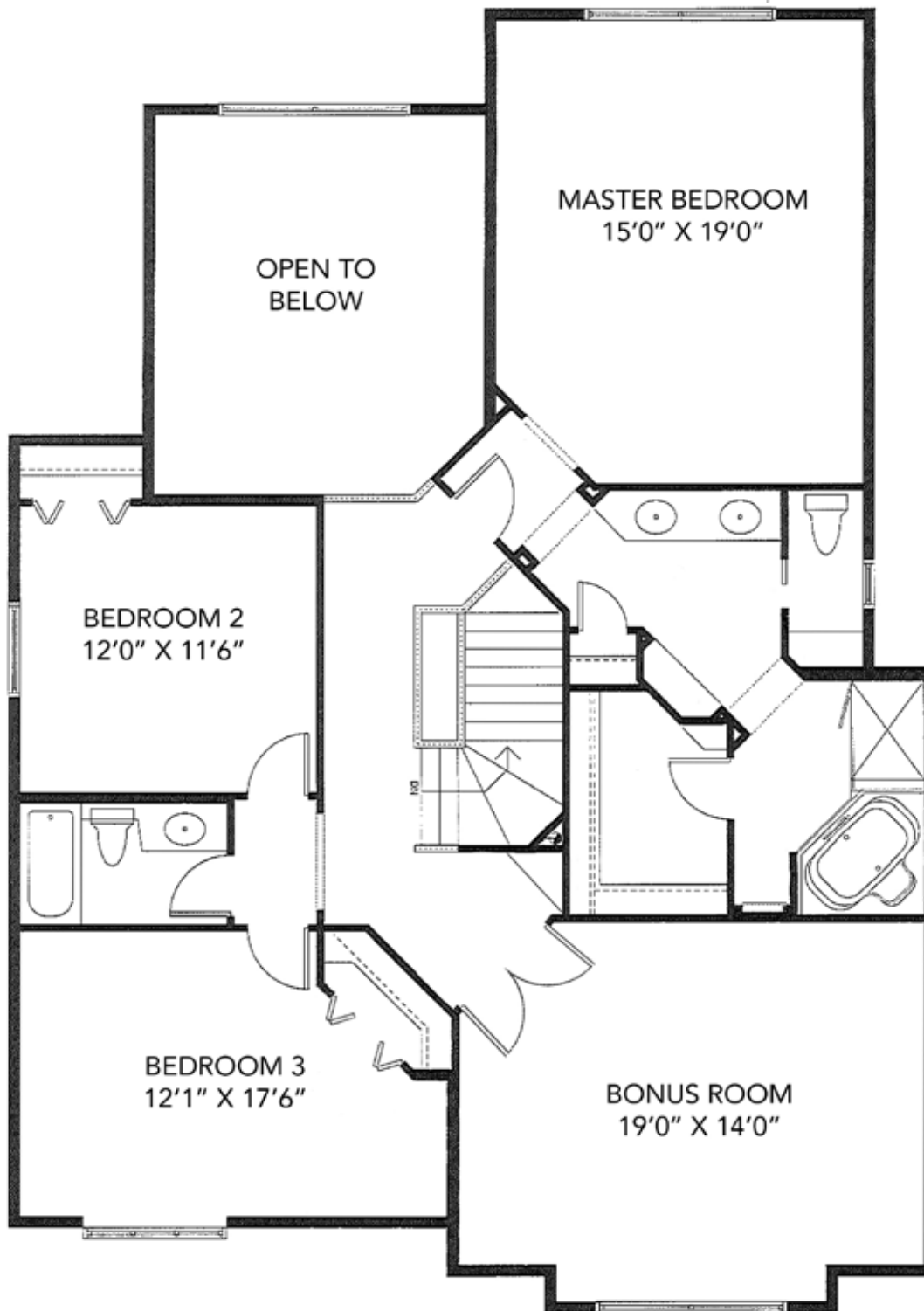
Be inspired to create culinary delights in this stunning island-style kitchen with chic granite countertops, impressive wood details including a dark maple bulkhead and a top-of-the-line Miele appliance package.





MAIN FLOOR: 1368 sq ft

TOTAL: 2901 sq ft



UPPER FLOOR: 1533 sq ft

District:	C073 – Aspen Woods		
Legal:	Plan 0511399 Block 4 Lot 4	Rooms:	8/3 with Den & Bonus Room
Zoning:	R-1	Taxes:	\$4742 (2010)
Occupancy:	Seller	Year Built:	2005

Style:	2 Storey with Walkout	PRICE:	\$850,000
Lot:	46' x 132' (14.02m x 40.15m)	Downpayment:	\$850,000
Size:	2901 SqFt (269.5 m2)	Front Exposure:	East
(Lower):	Undeveloped	Landscaped:	Yes, beautifully
Flooring:	Slate, carpet	Fenced:	Yes
Heating:	Forced-Air (2)	Exterior:	Stucco, stone
Fireplace:	Yes (1) gas-fuelled	Possession Date:	30 days/negotiable

Main Level:		Upper Level:	
Den:	11'0" x 10'6"	Bonus Room:	19'0" x 14'0"
Dining Room:	11'0" x 11'6"	Master Bedroom:	15'0" x 19'0"
Great Room:	16'0" x 15'6"	Bedroom 2:	12'0" x 11'6"
Kitchen:	Island-style	Bedroom 3:	12'1" x 17'6"
Breakfast Nook:	13'0" x 10'0"		
Bathrooms:	(3) 1 - 2 piece, 1 - 4 piece, 1 - 5 piece ensuite		
Basement:	Walkout: unfinished		
Parking:	Oversized, fully insulated garage with water line & remote door access (24' x 22')		

Included in Price:

Stainless steel kitchen appliances to include: Miele gas cooktop with 5 burners, Miele self-cleaning convection oven, Panasonic Inverter microwave, Bosch dishwasher, LG SxS with ice & water, Silhouette wine fridge with 2 zone climate control, Venta-hood hoodfan and garburator; also included are all window coverings (metallic blinds & Sheerweave roller blinds), vacuum system & all attachments (including vacusweep outlet in kitchen), (1) garage door opener with (2) remotes, AEG OKO/LAVA-MAT front-loading washer & Maytag front-loading dryer, (1) air-conditioner, bonus room 120" projection screen & projector
Exclusions: media room components

Remarks:

Impressive abode in Aspen Woods features 2900 SqFt of modern living space with a spectacular West rear yard complete with in-ground pool! Premium finishings include: Green Ocean Quartzite Honed Slate, solid Maple cabinetry, an impressive appliance package, soft-line corners and so much more. Main floor features a bright den with French doors, an elegant formal dining room with hutch niche, a dramatic 2-storey great room with a gas fireplace & eye-catching Oligo track lighting, and an amazing island-style kitchen with granite counters, a Miele appliance package, and a sun-soaked breakfast nook overlooking the rear yard. Upstairs you will discover a vaulted bonus room complete with sound-proof insulation, 5.1/7.1 sound system, 120" projection screen & projector. Also on this level: a large master suite with walk-in closet and luxurious jet-tub ensuite; 2 additional bedrooms and a full bath. The walkout level remains undeveloped and awaits your future plans. Take the dinner party outdoors in the warmer months and dine al fresco on the vinyl deck with speakers, natural gas line & thoughtful water line. A spiral staircase leads onto the walkout level stamped red concrete patio which also features a gas line & water line. The Trevy swimming pool is a great excuse to spend more time at home in the summer, and guests are sure to love being served at the outdoor wet bar! Bring your family, and watch them grow from the inside and out, in this elegant home in Aspen Woods.

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