

	1945 Mississauga Rd Mississauga Ontario L5H2K5 Mississauga Sheridan Peel 472-38-P SPIS: N Taxes: \$34,381.82 / 2014 DOM: 130		List: \$3,888,000 For: Sale				
	Detached 2-Storey		Front On: E Acre:	Rms: 12 + 4 Bedrooms: 5 Washrooms: 7 3x6, 1x4, 1x3, 2x2			
	Lot: 187.8 x 145.47 Feet Irreg: Dir/Cross St: Q.E.W. /Mississauga Rd						
MLS#: W3310389		Contract Date: 9/10/2015		Possession: 30/60/Tba	PIN#:		
Kitchens: 1 + 1 Fam Rm: Y Basement: Finished / W/O Fireplace/Stv: Y Heat: Forced Air / Gas A/C: Central Air Central Vac: Apx Age: Apx Sqft: 5000+ Assessment: Addl Mo Fee: Elevator/Lift: Laundry Lev: Main Phys Hdcap-Eqp:		Exterior: Brick / Stone Drive: Private Garage: Attached / 3.0 Park Spaces: 8 UFFI: Pool: Inground Energy Cert: Cert Level: GreenPIS: Prop Feat:		Zoning: Cable TV: Hydro: Gas: Phone: Water: Municipal Water Supply: Sewer: Sewers Spec Desig: Unknown Farm/Agr: Waterfront: Retirement: Oth Struct:			
#	Room	Level	Description				
1	Living	Main	10.44	x 4.64	Hardwood Floor	Fireplace	Pot Lights
2	Dining	Main	7.11	x 4.10	Hardwood Floor	Formal Rm	W/O To Balcony
3	Kitchen	Main	7.62	x 6.40	Granite Counter	B/I Appliances	Pot Lights
4	Family	Main	6.09	x 5.23	Hardwood Floor	Cathedral Ceiling	B/I Shelves
5	Den	Main	4.26	x 4.26	Hardwood Floor	Fireplace	B/I Bookcase
6	Master	2nd	7.31	x 4.80	Hardwood Floor	6 Pc Ensuite	Fireplace
7	2nd Br	2nd	4.90	x 3.95	Hardwood Floor	3 Pc Ensuite	W/I Closet
8	3rd Br	2nd	4.61	x 3.77	Hardwood Floor	6 Pc Ensuite	W/I Closet
9	4th Br	2nd	3.76	x 4.85	Hardwood Floor	6 Pc Ensuite	Large Closet
10	5th Br	2nd	4.31	x 5.03	Hardwood Floor	4 Pc Ensuite	W/I Closet
11	Rec	Bsmt	15.18	x 4.55	Wood Floor	Fireplace	W/O To Pool
12	Family	Bsmt	9.76	x 3.61	Slate Flooring	Pot Lights	Fireplace
Client Remks: A Master Built Estate With Magnificent Curb Appeal. Situated On A Premium Lot In The Prestigious Mississauga Road Area. Approx 12000 Sq Ft Of Luxury Living Space. 5 Spacious Bedrooms All With Ensuite Baths. Master Bedroom Has Separate Sitting Area With Fireplace. Gourmet Kitchen With Granite Countertops, Centre Island And B/I Top Of The Line Appliances. Professionally Finished Basement With Huge Rec Room, Second Kitchen, Steam Room And Sauna.Picturesque Extras: Backyard With In Ground Pool That Overlooks Mississauga Golf & Country Club & Ravine. Easy Access To Qew And Minutes To Toronto Airport. Incls: All Exist Electrical Light Fixtures & All Existing Window Coverings. Exist 2 Fridges, 2 Stoves, Listing Contracted With: SAM MCDADI REAL ESTATE INC., BROKERAGE Ph: 905-502-1500							