

# 30 Clifford Crescent

## NOTABLE FEATURES

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- 1730 sqft above grade + 730 sqft finished basement.
- Built in 2020.
- Upgraded oak hardwood throughout.
- Custom built-in cabinetry and media centre in living room.
- Electric fireplace in living room with heat function.
- New light fixtures with gold finish on main level.
- Newly added pot lights on main level.
- New kitchen fixtures with gold finish.
- Upgraded kitchen hardware and white quartz counters with added valance lighting.
- Upgraded black wrought iron spindles on staircase.
- Smoothed ceilings in kitchen & living area.
- Upgraded baseboards throughout.
- New powder room vanity.
- 2nd floor laundry room.
- Fully finished basement features large rec area, electric fireplace with heat, and premium laminate flooring.
- Basement utility room with large sink.
- Smart storage space in basement.
- Freshly painted throughout.
- Central vacuum system.
- Reverse osmosis water filtration system with carbon filter.
- Water softener.
- Professionally landscaped exterior with interlock stones in front yard and side yard path.
- Interlock backyard patio.
- Backyard pet friendly artificial grass.



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