

May 2022

Re: 25 Cullum Drive, Carlisle ON, L0R 1H2

House Description/Features

- 2 (above) + 2 (below) Bed
- 4 bath (1 partial)
 - 6pc master en-suite (above)
 - 4 pc bedroom en-suite (above)
 - 2 pc powder room (above)
 - 3 pc en-suite (below)
- Master walk-in closet
- Basement walk-in closet
- Quiet cul-de-sac
- Back onto park
- Double driveway (6 cars)
- Extra large 2 car garage
- Private backyard
- Walk-out basement
- Salt-water heated Inground Pool
- Waterfall fountain (as-is)
- Sprinkler system
- Central vacuum
- R2000 home
- As-is reverse osmosis system
- As-is water softener (needs new motherboard eventually but works)
- Generator
- AC and forced air (natural gas)
- Natural gas BBQ hookup
- Fibe highspeed internet
- Shed with hydro
- Air filtration system
- Security system (Rogers) if desired
- Intercom/radio speaker system throughout house
- Portable sauna
- Smart water meter
- Keyless home entry
- Cold room
- Two gas fireplaces
- Built in space heater (basement)
- Sump-pump
- Septic system, municipal water
- Automatic awnings for deck and kitchen
- Programmable thermostat
- Clothesline
- 9ft ceilings upstairs
- 8ft ceilings downstairs
- Built in 1997
- Lot size: 98.43 ft x 201.19 ft

Renovations & Improvements to Home

- Roof 2009
- Sauna 2010
- Natural gas line to laundry dryer (capped)
- New basement carpets & paint 2019
- Updated kitchen 2019
 - All appliances & hood vent
 - New kitchen sink/taps & granite countertops
- Basement sump-pump 2018
- Attic insulation 2012
- Air conditioner 2011
- New air filtration motor 2013
- Furnace 2012