



271 Dalgleish Trail  
HANNON





# Welcome Home

This stunning, almost-new, end-unit townhome offers an exceptional living experience with over \$30K in upgrades. Featuring a rare combination of 4 bedrooms, 4 bathrooms, a two-car garage, and a low maintenance yard, this home is perfect for growing families or those in need of a versatile living space. The home boasts a spacious eat-in kitchen with modern stainless-steel appliances, quartz countertops, and a large island with additional seating. Sliding doors lead to a sizable deck ideal for BBQs and entertaining guests. The living room is flooded with natural light, thanks to a wall of windows, creating a warm and inviting atmosphere. The upper level, you'll find three well-sized bedrooms, while the main floor offers a fourth bedroom with its own 4pc bathroom for ultimate privacy. The main level bedroom can easily be converted into a home office or den. The primary bedroom is designed for luxury and comfort, accommodating larger furniture and offering a 4-piece ensuite and a generous walk-in closet. Head down to the lower level awaiting your design. It is perfect for an at-home gym, an additional office, or loads of extra storage space. Minutes to parks, restaurants, shopping and more! Don't wait to call this beauty home! RSA.

# Locations

## Public Schools

### Gatestone Public School

127 Gatestone Drive, Hamilton

Ph: (905) 573-7731

Grades: JK- 8

### Saltfleet Highschool

108 Highland Road West, Stoney Creek

Ph: (905) 573-3000

Grades 9 - 12

## Catholic Schools

### Our Lady of the Assumption

103 Fletcher Road, Hannon

Ph: (905) 523-2329

Grades: JK - 8

### Bishop Ryan Highschool

1824 Rymal Road East, Hamilton

Ph: (905) 573-2151

Grades: 9 - 12

## Grocery

### Fortinos Stoney Creek Upper Centennial

21 Upper Centennial Parkway South,  
Stoney Creek

Ph: (905) 664-4355

### Highland Packers Country Market

432 Highland Road East, Stoney Creek

Ph: (905) 662-8396

## GO Station

### West Harbour GO

353 James Street North, Hamilton

19km from property

## Parks

### Summitt Park

215 Pinehill Drive, Hannon

### Eramosa Karst Conservation Area

Upper Mount Albion Road, Stoney Creek

Ph: (289) 860-0363





# Let's Maximize Your Investment

We offer expertise in Burlington, Oakville, Hamilton, Milton, Niagara and GTA West. Our priority is you! We want our clients to meet their real estate goals and provide candid advice with complete transparency throughout the process. In this market, you need an expert on your side who is tenacious and willing to go the extra mile to buy and sell. The Deborah Brown Team is an award winning team since 2009, reaching coveted RE/MAX Diamond award status. We continue to provide a personal customer experience, and advanced strategic marketing plan, in-depth market knowledge, and unmatched attention to detail. Our team consists of energetic professional realtors with superior negotiating skills and a proved track record. For maximum impact upon listing, our experienced interior stylist has been transforming our client's homes since 2019. Our talented admin and marketing team will ensure that every detail is taken care of to ensure a smooth and memorable real estate experience. We know your home is not only one of your largest financial assets, it's where you live life.

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