


Prepared by **CAROLYNE LEDERER, Principal Broker**
CAROLYNE (REALTY) CORP., BROKER
 905-458-6711
 5/21/2005

	30 Nottingham Cres		\$369,000
	Brampton, Ontario L6S4G4 445-48-T		
SPIS: Y		Taxes: \$4,308.92/2004	
Detached	Fronting On: E	Rooms:	8
2-Storey	Acreage:	Bedrooms:	4
Dir/Cross St:	Dixie & Northcliffe	Washrooms:	3
Lot:	50X136 Feet	1x5, 1x4, 1x2	
Lot Irreg: See Feature Sheet			
MLS#: W680739	DOM: 3	Occup: Owner	Possession: Flex/30 D
PIN#:	Contract Date:	5/21/2005	
Kitchens: 1	Exterior: Brick	Zoning:	
Fam Rm: Y	Drive: Private	Cable TV:	Hydro:
Basement: Unfinished	GarType/Spaces: Attached/2	Gas:	Phone:
Fireplace/Stv: Y	Parking Spaces: 2	Water: Municipal	
Heat: Gas	UFFI: No	Water Supply:	
Forced Air	Pool: None	Sewers: Sewers	
CAC: Y	Level	Spec Desig: Unknown	
Apx Age: 16-30	Park	Farm/Agr:	
Apx Sqft:	Rec		
Assessment:	Centre		
# Room	Level	Dimensions (m)	
1 Kitchen	Main	6.09 x 3.66	Greenhouse Kitchen Hardwood Floor W/O To Yard
2 Living	Main	5.81 x 3.53	Separate Rm Broadloom O/Looks Dining
3 Dining	Main	4.15 x 3.52	Separate Rm Broadloom O/Looks Living
4 Family	Main	5.25 x 3.42	Fireplace Parquet Floor O/Looks Garden
5 Master	2Nd	5.54 x 3.6	Broadloom 5 Pc Ensuite W/I Closet
6 2nd Br	2Nd	3.96 x 3.64	Broadloom Large Closet
7 3rd Br	2Nd	4.05 x 3.65	Broadloom Large Closet
8 4th Br	2Nd	3.51 x 3	Broadloom Large Closet
9 Foyer	Main	x	Circular Stairs Hardwood Floor Large Closet
Wonderful Family Floorplan;Oversize Greenhouse Kitchen. Main Floor Laundry Has Side Entr. Design Could Be Gar.Ent.2 Auto Gar Ops.Light Bright Friendly Clean Home.Org Owners.			
5 Appliances & Upgr Fan;Stressed Oak Pearl Finished Hdwd; Shingles Repl;Gar Doors Repl.Front Windows Repl.C-Air Motor Quite New, Oversize. C-Vac.R/I-Intercom Aprilaire Humidif.Air Cl.Gas Bbq.Nice Prof.Landsc.One Of Brampton's Better Streets			

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