

# 120 Bray Road

- Three bedroom plus den home near Linley Valley Trail access
- Covered deck with access from primary bedroom
- Rear patio accessed from dining room and kitchen
- Gas hookup for BBQ or heater on rear patio
- Expansive Allan block and concrete retaining walls
- Low maintenance landscaping
- Hardi plank and hardi panel siding
- Cedar soffits and solid Fir timbers
- Stunning kitchen featuring:
  - Quartz countertops
  - Kitchen Aid appliances
  - White cabinetry with oak accents
  - Large island with eating bar
  - Under mount lighting
- 60” linear fireplace with oak cabinetry
- High efficiency gas furnace and rough-in for AC unit
- High efficiency hot water on demand
- Engineered hardwood flooring with custom wood vent covers



MILLER REAL ESTATE TEAM

**Andrew Miller**

Personal Real Estate Corporation

**Jim Miller**

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**RE/MAX**  
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- Luxurious ensuite featuring:
  - Floor to ceiling tile
  - Heated flooring
  - Shower with glass enclosure rain head and shower bar
  - Standalone tub with floor mounted tub filler
  - Dual vanity
  - Massive walk-in closet
- Two additional four piece bathroom with heated flooring
- Second bedroom on the main level
- Third bedroom, family room and den on lower level
- Laundry room with Electrolux washer and dryer, sink, counter and storage
- Custom closet organizers
- Screw less switch plates
- Slate colour casement windows
- Hot tub power and EV charger roughed in
- 2/5/10 home warranty with Windley Contracting Ltd



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