

# 4104 Emerald Woods Place Features

## OVERVIEW

- Beautifully finished patio home with high-end upgrades throughout
- Open concept design with 9' ceilings
- Two bedrooms plus den and two bathrooms
- Modern, move-in ready home offering comfort, style, and functionality
- Manufactured hardwood flooring throughout main living areas and bedrooms

## KITCHEN

- Quartz countertops
- Large island with eating bar
- Walk-in pantry
- Stainless steel appliances including Bosch dual-fuel range featuring gas burners and electric oven
- Sliding shelves in lower cabinets for easy access
- Under-cabinet lighting
- Comerco Protection Plan on Bosch range, transferable to new owner and valid until July 17, 2029

## LIVING & DINING

- Spacious open concept living area ideal for entertaining and everyday living
- Seamless access to the private rear patio
- 9' ceilings enhance the sense of space

## BEDROOMS & BATHROOMS

- Primary bedroom with walk-in closet
- Luxurious five-piece ensuite with dual sinks, separate tub and shower, under cabinet lighting and heated tile floor
- Second bedroom equipped with a queen-size Murphy bed
- Versatile den ideal for a home office, hobby room, or guest space
- Four-piece main bathroom with tile flooring

## LAUNDRY

- Upgraded washer and dryer
- Upgraded laundry tub and cabinetry

## EXTERIOR

- Private rear patio with garden area
- Electric patio awning with remote control
- Added privacy fence panels between neighbouring homes

## GARAGE & STORAGE

- Insulated garage ceiling
- Additional electrical subpanel for generator hookup during power outages
- Under-vehicle containment mat designed to capture water and snow
- Impressive 5' crawlspace spanning the length and width of the home
- Crawlspace includes shelving, additional lighting, and electrical outlet



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EACH OFFICE INDEPENDENTLY OWNED AND OPERATED

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