



#1003 - 2170 Marine Drive, Oakville

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REAL ESTATE





Spectacular unobstructed panoramic east and south facing views of Lake Ontario & the Toronto skyline. The coveted 'Trafalgar' model offering approximately 1615 square feet with two bedrooms and two bathrooms in the sought after 'Ennisclare II on the Lake' complex. Enjoy five acres of stunning landscaped grounds on the banks of Lake Ontario located in charming Bronte Village within walking distance to the lake, Bronte Harbour, trails and parks, restaurants and shopping, easy access to Oakville GO train, South Oakville Centre and major highways.

Beautifully maintained and updated suite featuring crown moulding, wainscoting, floor to ceiling windows, window coverings and blinds, light fixtures, tile floors, carpet free, central vac and two walk-outs to the private balcony overlooking the lake, treetops and city skyline. Welcoming generous foyer with sliding door closet leads to the kitchen outfitted with ample cabinetry, glass door cabinets, peninsula and breakfast area with massive picture window. Formal dining room overlooks the fabulous entertainment size living room with floor to ceiling windows and walk out to balcony with magnificent lake and Toronto skyline views.

Large master bedroom retreat with impressive lounge area boasting floor to ceiling windows overlooking the lake, walk-in closet and private 3-piece ensuite with walk-in shower. Handy 2nd bedroom with walkout to balcony & main 4-piece bathroom with tub/shower combination. Large in-suite laundry room, storage room & linen closet complete this immaculate unit.

Extensive building amenities including 24-hour security guard, indoor pool, hot tub & sun decks overlooking the lake, exercise rooms and saunas, club house with library, party rooms, billiards, golf range, squash court, table tennis and yoga, workshop, art room, movie room, car wash, bike storage, tennis court, outdoor seating areas with lush gardens, social activities, visitor parking and more.

Resort like waterfront lifestyle living!





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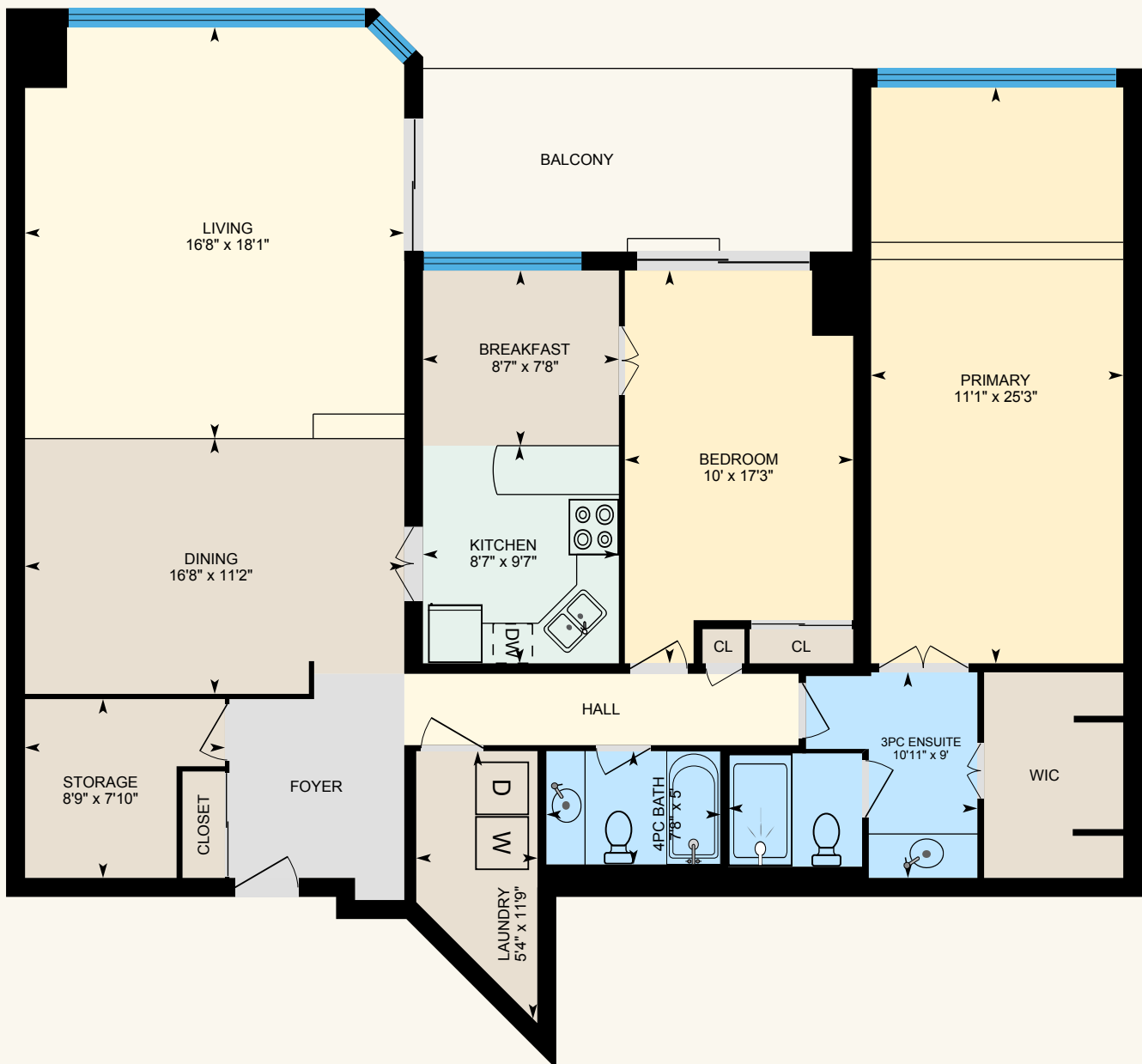






#1003 - 2170 Marine Drive, Oakville

1615 square feet
plus private balcony



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2170 & 2180 Extensive

- 24hr security & gate house
- Club house with kitchen
- Party rooms with kitchen
- Indoor pool and hot tub
- Men's & ladies exercise room
- Men's & ladies saunas
- Indoor golf range & squash
- Organized social activities



Marine Drive Amenities

- Woodworking shop
- Art room
- Billiards room
- Table tennis room
- Movie room
- Library
- Tennis court
- Car Wash







Property Details

Inclusions: Fridge, stove, built-in dishwasher, washer & dryer (appliances sold as is), all electric light fixtures, all window coverings and central vac

Exclusions: Dining room chandelier and electric fireplace

Legal Description: UNIT 3, LEVEL 10, HALTON CONDOMINIUM PLAN NO. 129

Taxes: \$5,310.00 for 2021

Possession: 45 - 60 Days

Square Footage: Approx. 1615 plus private balcony

Deposit: \$60,000

Condo Fee: \$1353.31 includes building insurance, common elements, exterior maintenance, heat, hydro, water, central air conditioning, basic cable TV, high speed internet & visitor parking

Pets: Restricted - No Dogs

Owned Parking: Underground - Parking Spot #59A

Locker: Exclusive Use - Room #1, Locker #76

The information in this brochure is deemed to be accurate, but has not been independently verified, and is NOT guaranteed. All measurements are approximate. Items listed in this brochure are not automatically included unless listed as inclusions in the Agreement of Purchase and Sale. All information should be independently verified.

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SullivanRealEstate.ca



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