



703 - 2185 Marine Drive, Oakville

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Enjoy the fabulous views of Lake Ontario and Bronte Harbour from this sun-filled spacious suite. The southern exposure highlights captivating lake views, creating an ideal backdrop for relaxation and social gatherings. The 'Benita' model boasts approximately 1507 square feet with two bedrooms, two bathrooms, private den, and large balcony in the coveted 'Ennisclare on the Lake' complex. Ideally located in desirable Bronte Village just steps to the lake and trails, Bronte Harbour, shopping, amenities, cafes, and restaurants.

Presenting floor to ceiling windows, hardwood floors, crown moulding, wall style moulding, silhouette blinds and a well-designed functional layout. The inviting foyer leads to the entertainment sized dining room overlooking the spacious living room offering wall to wall, floor to ceiling windows with fantastic views of the lake and walkout to the private balcony. Open concept kitchen features plenty of cabinetry, pantry, back splash, stainless steel appliances, tile floor and breakfast bar. The extra-large primary bedroom retreat hosts a lounge area with floor to ceiling windows, walk-in closet, additional large closet, and 3-piece ensuite with heated floor. Bright 2nd bedroom and convenient multi-purpose den both providing sliding glass door walkouts to the balcony inviting the outdoors in. A 4-piece bathroom with tub/shower combination and large convenient laundry/storage room complete this generous unit. New heating/cooling systems installed 2022. One owned underground parking space and exclusive use locker.

Superb building amenities including indoor pool, exercise room, saunas, lounge and library, party room, billiards, golf range, squash court, workshop, social activities, tennis/pickleball court, outdoor seating areas, parkette, visitor parking and much more. Dogs not permitted. Close to transit and easy access to downtown Oakville and GO train, major highways, and Pearson International Airport.

Fabulous adult lifestyle community by the lake!















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Approx. 1,507 square feet
plus large balcony (160 sq.ft.)



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2175 & 2185 Amer

- Indoor pool with skylight
- Pool lounge & library
- Fully equipped exercise room
- Men's & ladies' saunas
- Billiard room
- Tennis court
- Indoor golf range



Marine Drive Amenities

- Squash court
- Woodworking shop
- Paint room
- Plant room & ping pong room
- Darts & crafts room
- Party room
(can be rented for private functions)







Property Details

Inclusions: Fridge, stove, built-in dishwasher, built-in microwave, washer & dryer, all electric light fixtures and all window coverings. (Condo being sold in as is condition.)

Legal Description: UNIT 3, LEVEL 7, HALTON CONDOMINIUM PLAN NO. 83

Taxes: \$3,930 for 2023

Possession: Flexible

Square Footage: Approximately 1507 sq. ft. plus 160 sq. ft. balcony

Deposit: 5%

Condo Fee: \$1167.32 includes building insurance, common elements, exterior maintenance, heat, central air conditioning, hydro, water, basic cable tv & visitor parking

Pets: Restricted - No Dogs

Parking: One owned underground #A14

Locker: Exclusive use - Room #3 - locker #39

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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