



3315 Springvale Court, Burlington

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Welcome to 3315 Springvale Court, ideally situated on a quiet, family-friendly street in a highly sought-after Headon Forest neighborhood. This beautifully updated home blends modern luxury with everyday comfort, showcasing hardwood floors, pot lights, and expansive windows that flood the space with natural light.

Designed with an open-concept layout, the main level offers a bright and welcoming atmosphere. At the heart of the home is a chef-inspired kitchen, featuring a generous peninsula with a breakfast bar, stainless steel appliances including a gas stove, quartz countertops, and abundant cabinetry with pull-out drawers and pantry space—both stylish and highly functional. Step through the large glass sliding door into your private backyard oasis. Overlooking lush green space, the yard features a spacious wood deck, hot tub, and ample room for outdoor entertainment, play or quiet relaxation. The living room is a true showstopper with its striking feature wall showcasing an impressive built-in entertainment center and gas fireplace. The open dining area provides plenty of room for family dinners and hosting guests. A handy powder room and practical laundry/mudroom complete the thoughtfully designed main floor. Convenient inside access to the garage adds to the home's functionality.

Upstairs, the primary suite is a serene retreat, boasting a walk-in closet and a spa inspired luxurious 5-piece ensuite. Hosting a stunning standalone soaker tub, double sink vanity and glass walled walk-in shower. Three additional good-sized bedrooms offer generous space for family or guests, and a well-appointed 4-piece bathroom completes the upper level.

The finished lower level adds exceptional versatility with a sprawling recreation room, a fifth bedroom which can be used as an office or multipurpose room, and ample storage.

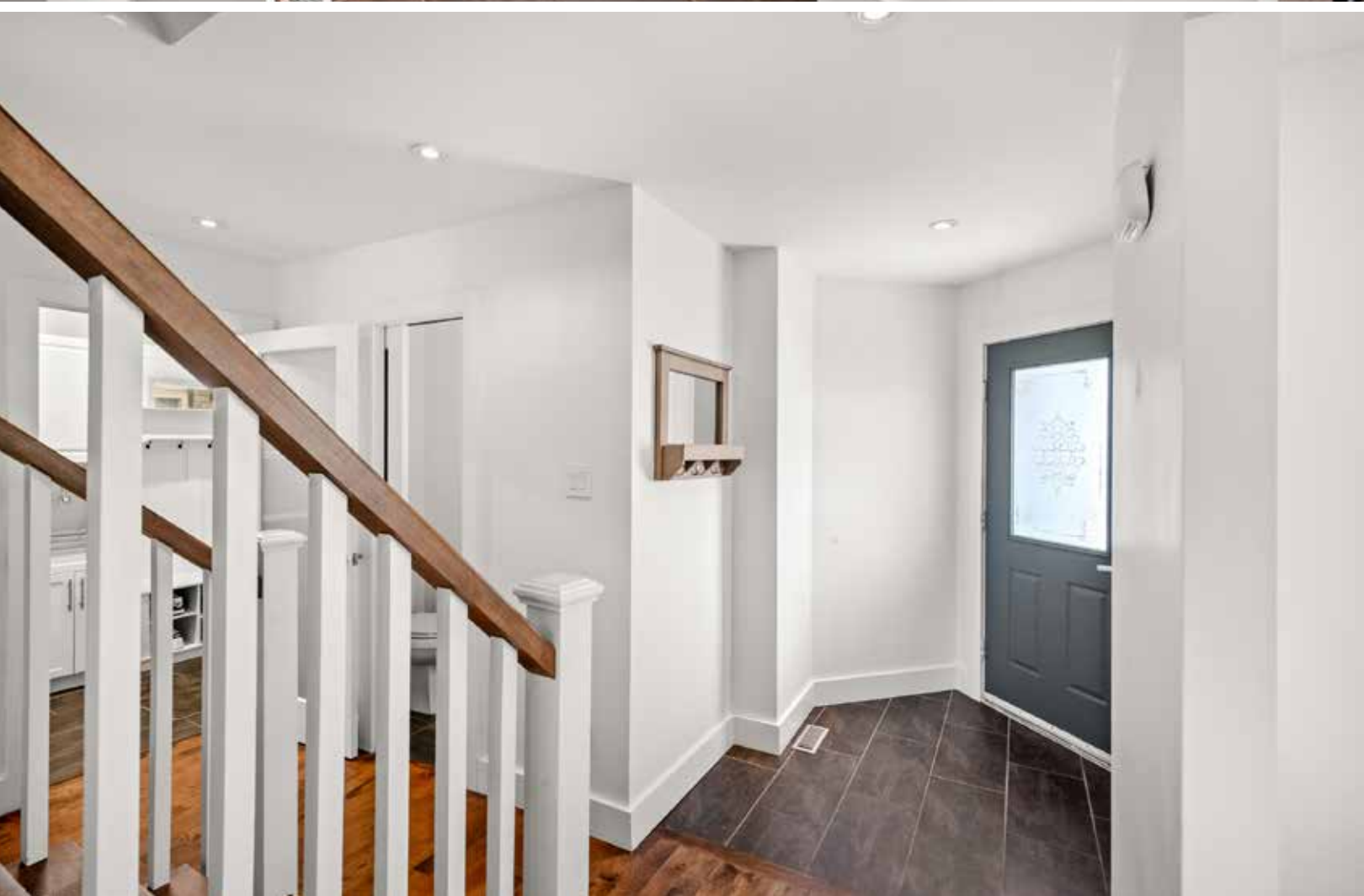
Perfectly located close to parks, schools, trails, public transit, shopping, amenities, and major highways, this exceptional property offers the perfect blend of sophistication, comfort, and convenience













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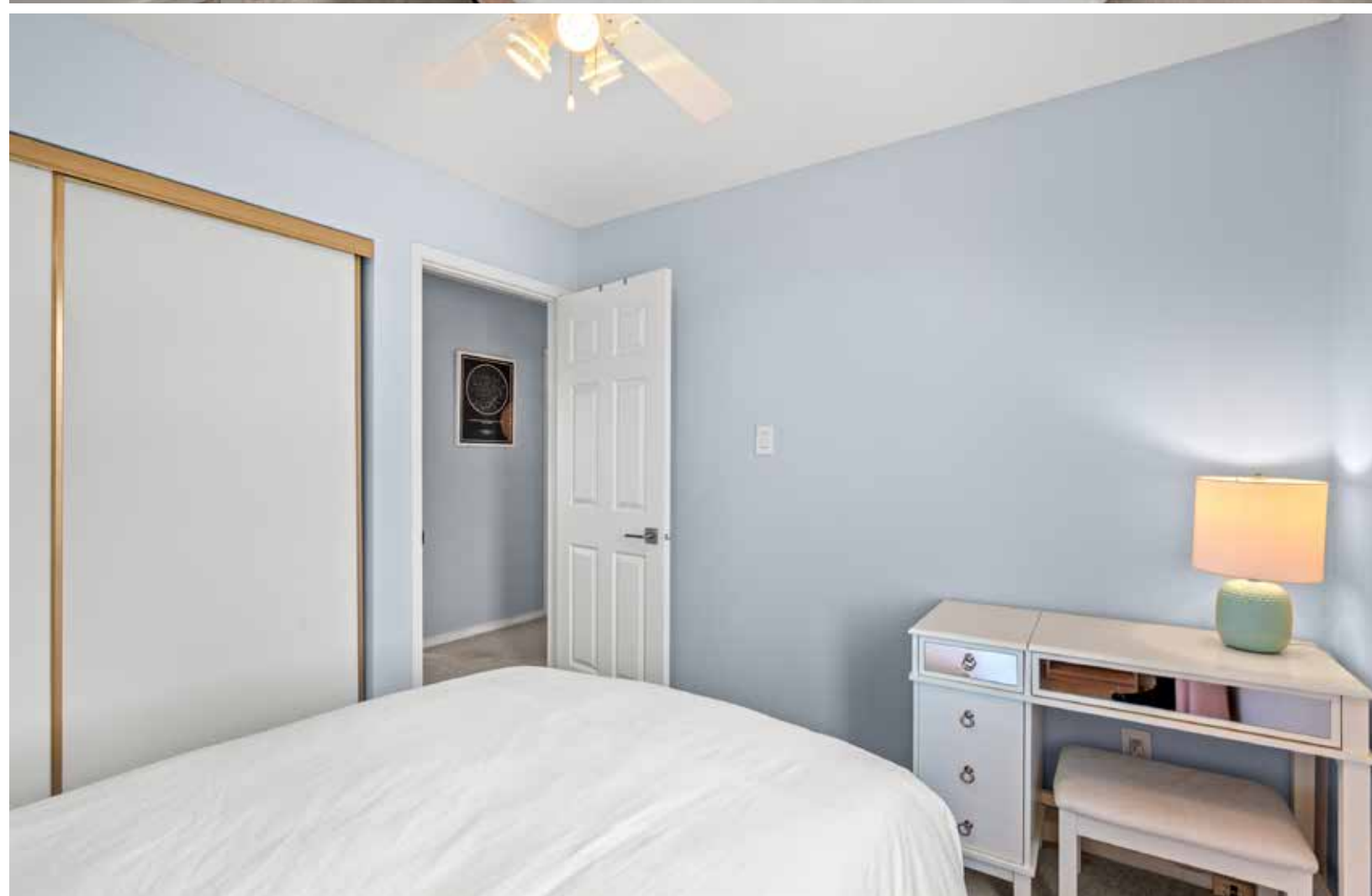
























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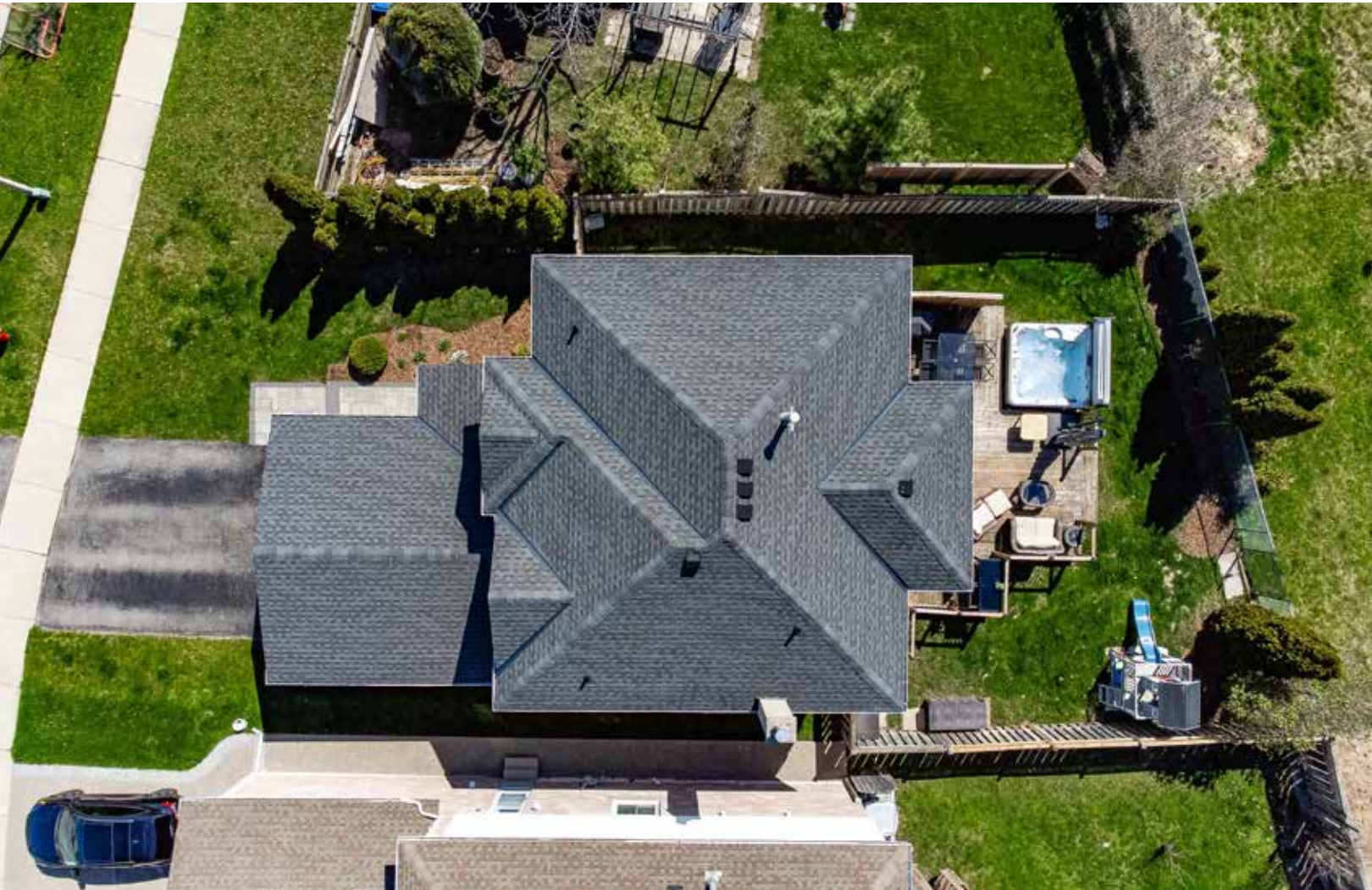






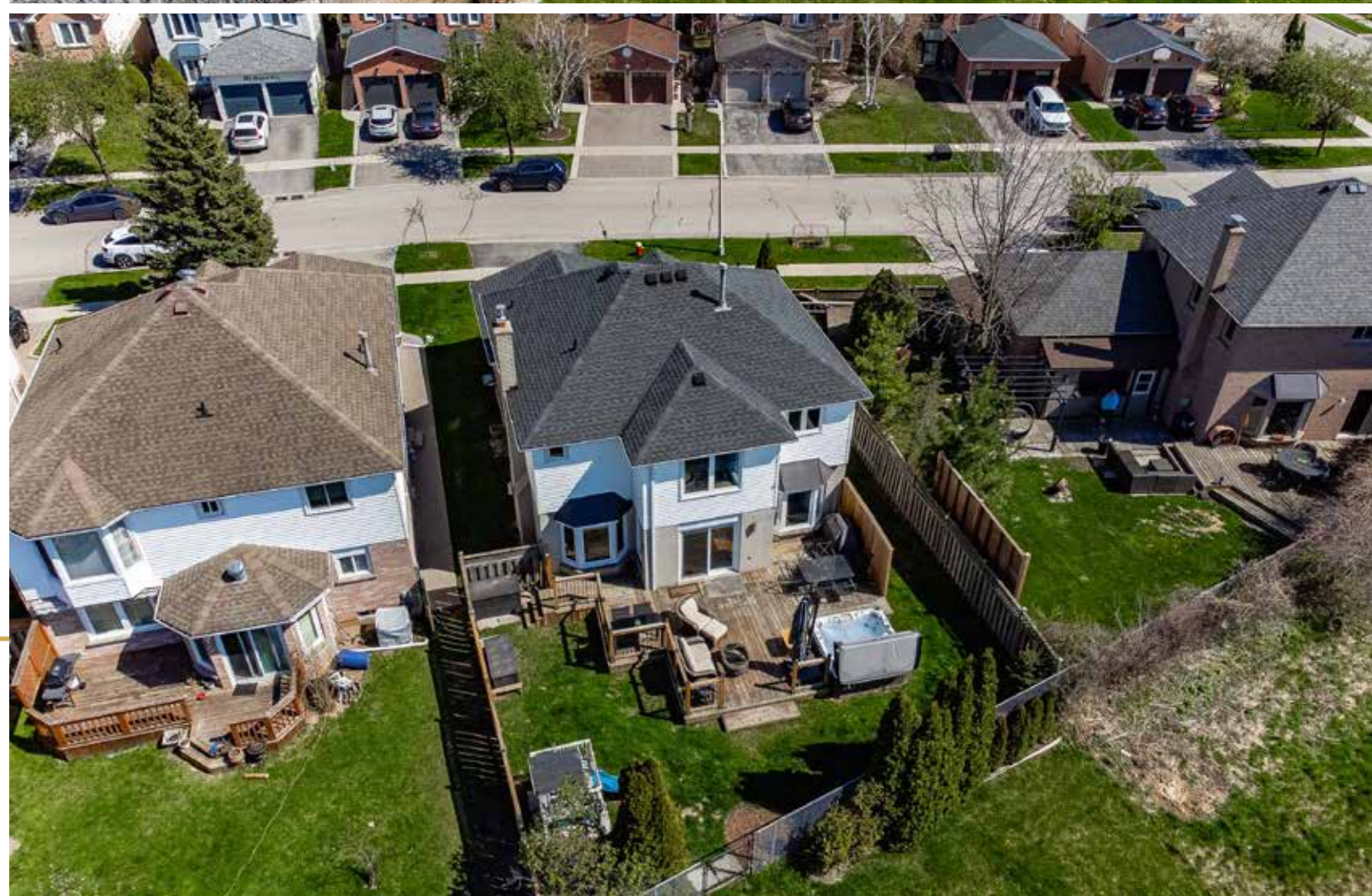
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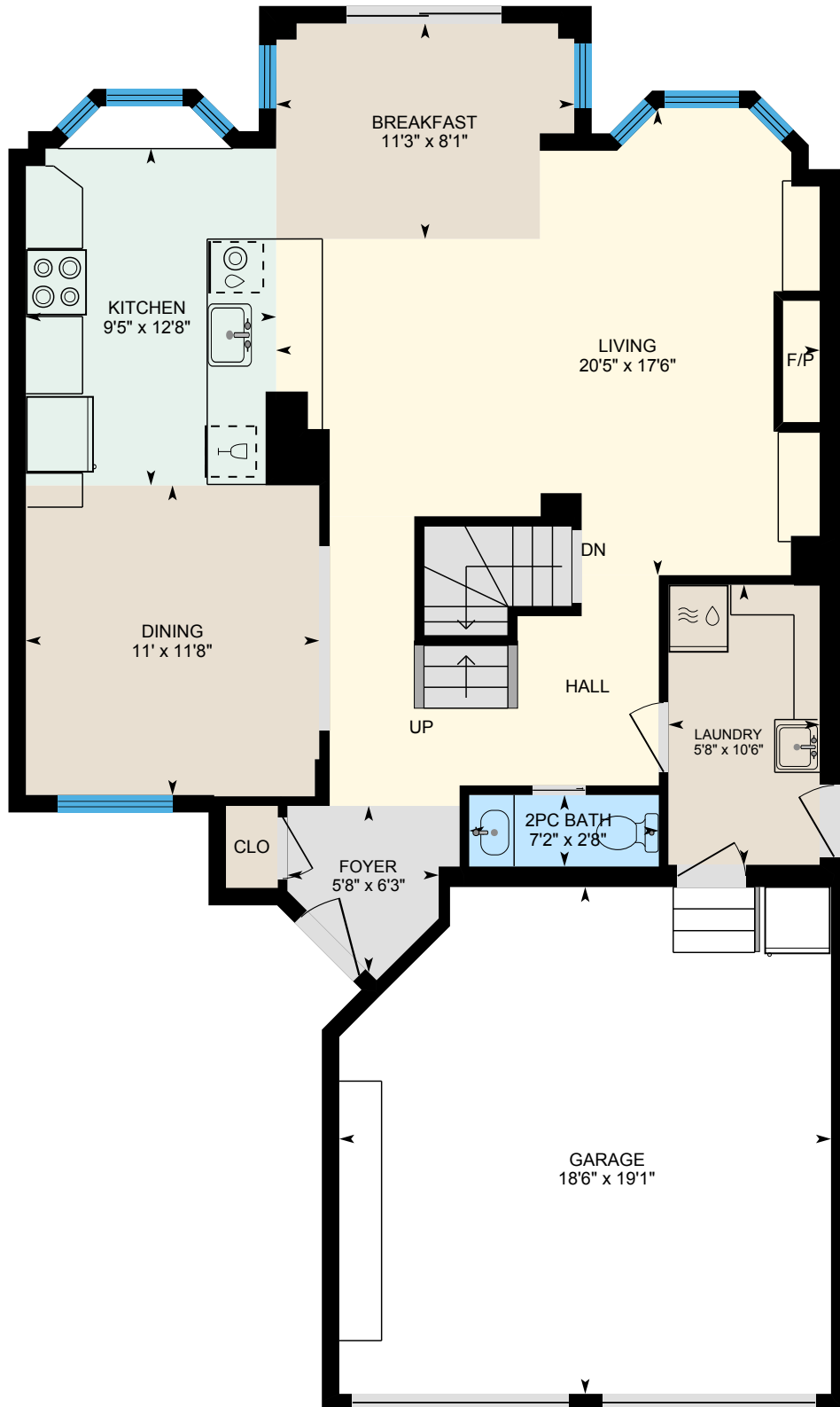
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Floor Plan

Approx. 1,925 Sq.Ft. Plus Finished Basement

Main Level



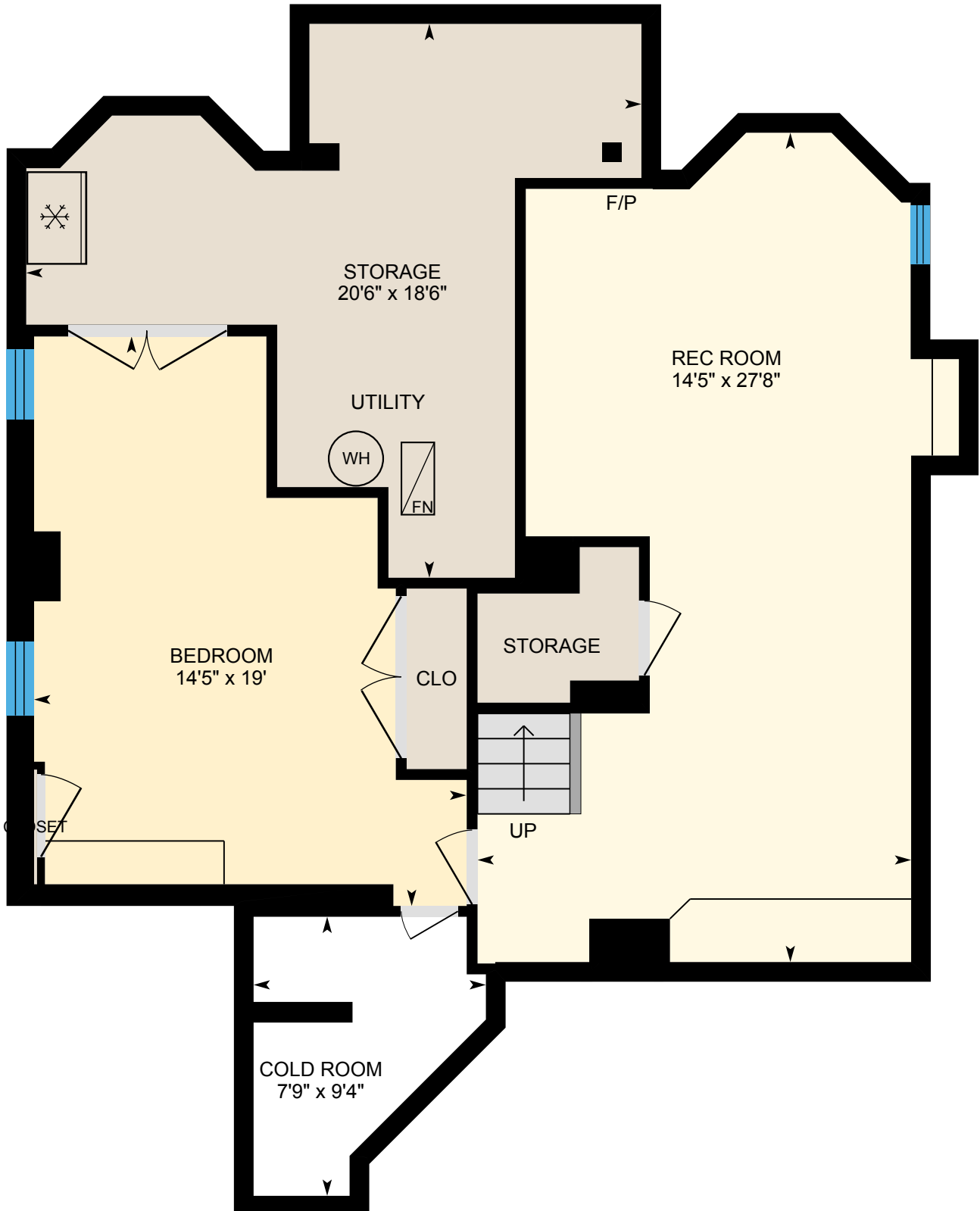
Floor Plan

Second Level



Floor Plan

Lower Level



Neighbourhood Report

3315 Springvale Court
Burlington, ON
HOODQ ADDRESS REPORT™

Visit the Homebuyer Hub
<https://hoodq.com>



SCHOOLS

With excellent assigned and local public schools very close to this home, your kids will get a great education in the neighbourhood.



CH Norton PS

Designated Catchment School
Grades PK to 8
2120 Cleaver Ave

MM Robinson HS

Designated Catchment School
Grades 9 to 12
2425 Upper Middle Rd

É Élé Renaissance

Designated Catchment School
Grades PK to 6
1226 Lockhart Rd

ÉS Georges-P-Vanier

Designated Catchment School
Grades 7 to 12
100 Macklin St N

PARKS & REC.

This home is located in park heaven, with 4 parks and 8 recreation facilities within a 20 minute walk from this address.



 **Newport Park**
3020 Headon Forest Drive
 


4 mins

 **Berwick Green Park**
2086 Berwick Drive
 


10 mins

 **Cleaver Park**
2104 Cleaver Avenue



10 mins

FACILITIES WITHIN A 20 MINUTE WALK

4 Playgrounds 1 Ball Diamond
1 Basketball Court 2 Sports Fields

TRANSIT

Public transit is at this home's doorstep for easy travel around the city. The nearest street transit stop is only a 3 minute walk away and the nearest rail transit stop is a 61 minute walk away.

 **Nearest Rail Transit Stop**
Appleby GO

 **Nearest Street Level Transit Stop**
2300 Walkers


3 mins

SAFETY

With safety facilities in the area, help is always close by. Facilities near this home include a police station, a fire station, and a hospital within 7.61km.

 **Joseph Brant Memorial Hospital**
1245 North Shore Blvd E

 **Fire Station**
4100 Dundas Street

 **Police Station**
3800 Constable Henshaw Boulevard

HoodQ

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View Online



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Property Webpage

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3D Virtual Tour

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Online Brochure

Open the camera app on your phone, focus on one of the QR codes above then tap the notification on your screen to view online



Property Details

Inclusions: Fridge, gas stove, built-in dishwasher, built-in microwave, beverage fridge, washer and dryer, all electric light fixtures, all window coverings, white wall shelves in bedrooms, hallway and rec room, bathroom mirrors and hot tub

Exclusions: Electric fireplace, tv mount in living room and recreation room & sound bar

Legal Description: PCL 2-1 , SEC 20M522 ; LT 2 , PL 20M522 , T/W PARTS 7, 8, & 9 20R2634 AS IN 152985 CITY OF BURLINGTON

Property Taxes: \$5,596 for 2025

Possession: 120 days

Deposit: 5%

Lot Size: Approximately 47.41 ft x 91.96 ft

Square Footage: Approximately 1,925 plus finished basement

Rental: Hot Water Tank

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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Anita Sullivan

REALTOR® Broker

cell 905-466-4900

office 905-338-3737

anita@sullivanrealestate.ca

sullivanrealestate.ca



Matt Sullivan

REALTOR® Salesperson

cell 905-580-9196

office 905-338-3737

matt@sullivanrealestate.ca

sullivanrealestate.ca

