



5 CARNELIAN COURT

Area	Whitehorse	Listing Status	Active
Sub Area	Copper Ridge	Possession	Negotiable
Postal Code	Y1A 6A3	Condo Fees	
Type	Single Family	GST	No GST
Style	Two Storey	Current Price	\$499,000
Taxes	\$3,130 (2017)	Sale Price	
MLS®	11193	Sale Date	
Year Built	1995		
Zoning	RR		
Local Imp. Tax			
Suite Permit			

INTERIOR FEATURES

Bedrooms	3	# Fireplaces	
Bathrooms	3	Fireplaces Type	Gas
Levels		Heating	Forced Air, Oil
Basement	Crawl	Water	Elec Water Heater, Water Heater Incl
Bsmt Walls	Preserved Wood		

Equip Incl	Dishwasher, Refrigerator, Washer, Storage Shed, Dryer, Other
Features	Dishwasher BI, Oven Built In, Garage Door Opener, Hot Tub
Flooring	

ROOMS (Sqft Fin: 2,081)

	Bsmt	Main	2nd	Other
Sqft				
Entrance				
Living		17'0x13'0		
Dining		12'7x10'9		
Kitchen		13'1x11'0		
Master Bedroom			15'5x13'0	
Bathroom		2pc	4pc	
Ensuite			5pc	
Bedroom			12'6x10'9	
Bedroom			10'10x9'8	
Den			21'5x10'0	
Fam Rm		18'5x15'1		

LOT & EXTERIOR FEATURES

Lot Area (sqft)	7,495	Width (ft)	
Lot Area (acres)	0.1721	Depth (ft)	
Lot Dimensions			
Roof	Asphalt Shingles		
Exterior Finish	Siding, Vinyl		
Total Parking			
Open Pk Spcs			
Driveway	RV Parking, Dble Con. Drv		
Garage	Dble Att'd Gar.		
Lot	Flat, Fences complete, Cul-De-Sac, Irregular		
Outdoor Area	Patio, Deck, Fenced, Lawn Front, Lawn Back, Trees/Shrubs, School Bus		

LEGAL & MORTGAGE

Legal Desc.	Lot 139, Plan 95-47, Copper Ridge Subdivision
Mortgage Info	Treat As Clear Title
Mortgage 1	
Mortgage 2	

Stunning two storey home nestled into a quiet cul-de sac backing onto a designated park in Copper Ridge. Fully landscaped and fenced with fabulous rear deck. Included are the hot tub, bbq, raised garden beds and storage shed. This 3 bedroom 2.5 bath home with bonus room above the garage is loaded with features and modern improvements. Tiled entry, rich walnut flooring throughout, gas fireplace, stainless appliances, LED recessed lighting to name a few. The luxurious ensuite in the master complete with heated slate tile floors and giant soaker tub is spa like. The master bedroom is sizeable and hosts a walk-in closet. Double attached garage, concrete driveway and RV parking round out a home that can truly be called the "complete package" in today's market. Call today for a personal viewing and complete information package. Listed By:URBAN REALTY GROUP

This listing information is provided to you by:

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