



RE/MAX EXCEL REALTY LTD., Brokerage

## 75 Norman Bethune Avenue 619 Richmond Hill Beaver Creek Business Park Ontario

\$480,000

Listing Presented By:



Originally Listed by:

RE/MAX EXCEL REALTY LTD.



Royal

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Welcome to "Four Seasons Garden Luxury Residences", built in "contemporary classic design per Catalia Homes". Our Unit is FRESHLY PAINTED throughout. Shows like a Model Home. Panoramic unobstructed north-facing views (plenty of sunlight, less heat, save on energy bills). Bedroom has Sliding Glass Door (not just a window) to Juliet Balcony, for plenty of fresh air & sunlight. Brand NEW LG SS electric range stove & oven with WARRANTY. Unit located toward end of hallway, for greater quiet and privacy. Single 7' solid-core front entry door for enhanced safety and sound barrier. Granite Kitchen Countertops. Cultured marble bathroom counter top. Designer chrome fixtures throughout. Stylish 4" wood baseboards. Kitchen hood fan & Bathroom exhaust fan are vented to the buildings exterior. Strong continuous water pressure for relaxing showers rare feature in many condos, especially high-rises. Smoke-Free building. 24-Hours Security concierge. Parking & Locker Units are conveniently located on Level 1, near the entrance & elevators. Located in Top Schools district: Thornlea Secondary School, Score 9/10, currently Ranked as #20 of 746 secondary schools in Ontario per Fraser Institute. Adrienne Clarkson French Immersion Public School, EQAO score 89/100 in Year 23-24, ranked #20 of 1219 elementary schools in Ontario per EQAO ranking. Prime city center location, at intersection of 4 Major Business Centres in Markham & Richmond Hill, all within walking distance. In the heart of Richmond Hills largest business centre, Beaver Creek Business Park. Approx. 10 mins. walk to City Hall, Banks, and the Citys premier food & entertainment complex, featuring The Keg, Moxies, Scadderbush, Jack Astors, etc. Seneca College Markham Campus just across bridge. Mins. to Hwy 404 & 407 by car. VIVA Bus near by. Previous occupant worked at AMD tech company, and said it was very convenient to walk to wo...

Living room 4.12 m X 3.2 m

Kitchen 3.2 m X 2.69 m

Dining room 4.12 m X 3.2 m

Primary Bedroom 3.32 m X 3.29 m

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