

31 Strauss Road

www.31Strauss.com



ROYAL LEPAGE
CHAIRMAN'S CLUB
NATIONAL TOP 1%
2012-2019

Shawn Zigelstein
Sales Representative

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Your **Community**[™]
REALTY

ROYAL LEPAGE

BROKERAGE INDEPENDENTLY OWNED & OPERATED



31 Strauss Rd, Thornhill, ON L4J 8Z6, Canada

SCHOOLS

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



Thornhill Woods PS

Designated Catchment School
Grades PK to 8
341 Thornhill Woods Dr

Ventura Park PS

Designated Catchment School
Grades 1 to 8
121 Worth Blvd

Académie de la Moraine

Designated Catchment School
Grades PK to 6
115 George St

Stephen Lewis SS

Designated Catchment School
Grades 9 to 12
555 Autumn Hill Blvd

ÉS Norval-Morrisseau

Designated Catchment School
Grades 7 to 12
51 Wright St

PARKS & REC.

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



Ohr Menachem Park

55 Autumn Hill Blvd



5 min

Thornhill Woods Park

289 Thornhill Woods Dr



9 min

Richmond Hill Golf And Country Club

8755 Bathurst Street



10 min

FACILITIES WITHIN A 20 MINUTE WALK

- 1 Pool
- 3 Sports Fields
- 2 Basketball Courts
- 3 Ball Diamonds
- 1 Golf Course
- 1 Country Club
- 4 Playgrounds
- 15 Tennis Courts
- 1 Volleyball Court
- 1 Skateboard Park
- 1 Trail
- 1 Picnic Facilities

TRANSIT

Public transit is at this home's doorstep for easy travel around the city. The nearest street transit stop is only a 4 minute walk away and the nearest rail transit stop is a 40 minute walk away.

Nearest Rail Transit Stop
Rutherford GO

Nearest Street Level Transit Stop
Autumn Hill Blvd /
Bathurst Glen Dr

4 min

SAFETY

With safety facilities in the area, help is always close by. Facilities near this home include a fire station, a hospital, and a police station within 3.8km.

Mackenzie Richmond Hill Hospital
10 Trench St

Fire Station
111 Racco Pkwy

Police Station
171 Major Mackenzie Drive West

CONVENIENCE

This home is located near everyday amenities to make your daily errands easier.

- Coffee**
- Gym**
- Grocery**
- Gas Station**

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WOW IS THE BEST WAY TO DESCRIBE THIS STUNNING BROADWAY BUILT HOME

Greeting You With Custom Landscaping When You Pull Up To The House, That Is Just The Beginning.

This Family Friendly Home With Amazing Room Sizes And Layout Features A Custom Layout Complete With 5 Bedrooms, 2nd Floor Laundry, Finished Basement With Nanny Quarters, Tons Of Room For Entertaining And So Much More. A Close Walk To Some Of The Top Schools In The Area, Parks, And Transit.

Extras: All Electric Light Fixtures, All Existing Window Coverings, All Existing Appliances (LG Stainless Steel French Door Fridge, Bosch Stainless Steel Built-In Dishwasher, Panasonic Stainless Steel Built-In Microwave, Samsung Stainless Steel Flat Top Stove, LG Washer and Dryer), Skylight, Gas Fireplace, Backyard Inground Sprinkler System, Interlock Walkway and Interlock Patio, A/C, Furnace, Humidifier, BBQ Gas Line, Nest Smoke Detector, Nest Door Bell, Backyard Pond, Fully Fenced Yard, CVAC (AS IS) and Attachments, Two Garage Door Openers and Remotes.

EXCLUSIONS: Fridge in the Basement, Front Door Video Camera. RENTAL ITEMS: Tankless Hot Water Tank.

Lot Size: 35.99 ft x 108.27 ft Taxes: \$7, 217.30/2019

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