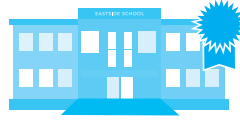


26 Saint Clare Boulevard | VAUGHAN

SCHOOLS

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



Fossil Hill PS

Designated Catchment School
Grades PK to 8
2 Firenza Rd

Tommy Douglas SS

Designated Catchment School
Grades 9 to 12
4020 Major MacKenzie Dr W

Elder's Mills PS

Designated Catchment School
Grades 1 to 8
120 Napa Valley Ave

ÉÉ La Fontaine

Designated Catchment School
Grades PK to 6
10110 Islington Ave

ES Norval-Morrisseau

Designated Catchment School
Grades 7 to 12
51 Wright St

Other Local Schools

Melody Village Junior School
Grades PK to 8
520 Silverstone Dr

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.



Velmar Downs Park

30 Velmar Dr
3 mins



3 mins

Via Campanile Park

181 Via Campanile
9 mins



9 mins

La Rocca Square

327 La Rocca Ave
5 mins



5 mins

FACILITIES WITHIN A 20 MINUTE WALK

4 Playgrounds 2 Sports Fields
4 Tennis Courts 1 Sports Court
2 Basketball Courts



Scan to view more information!

www.26saintclare.com



TEAM ZOLD

Call me for more information on this beautiful home!



Shawn Zigelstein
Broker

289-GET-ZOLD

office 416.443.0300

65B West Beaver Creek Rd - 2nd Floor
Richmond Hill, ON L4B 1K4

Not intended to solicit those currently under contract with another brokerage.

TEAM ZOLD

Your Home • Your Life • Your Realtors



26 Saint Clare Boulevard

A Special Property That Has Been Cherished Since Day One — Ready For Its Next Chapter

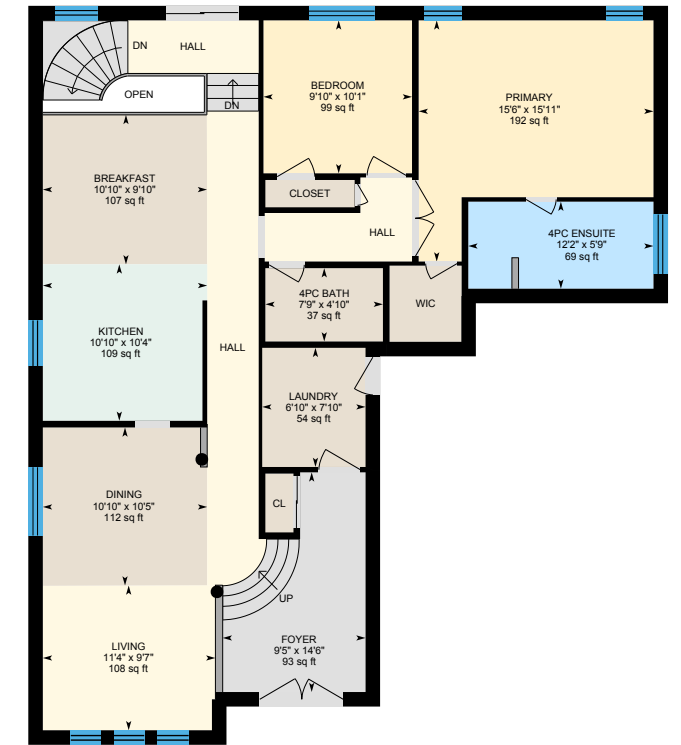
Lovingly Cared For By The Original Owner, This Charming 2+1 Bedroom Bungalow Sits On A Quiet Street In Prime Vellore Village, Surrounded By Parks, Schools, Shops, And Everything That Makes This Neighbourhood One Of Vaughan's Most Sought-After Pockets. The Home Has A Welcoming Feel From The Moment You Step Inside, With Wood Floors, Pot Lights, And A Bright, Comfortable Layout That Has Been Thoughtfully Maintained Over The Years.

The Main Living Spaces Flow Naturally Toward A Beautiful Rear Patio Finished With Patterned Concrete — A Private Outdoor Retreat Perfect For Morning Coffee, Family Gatherings, Or Relaxed Summer Evenings. With Three Full Bathrooms, The Home Offers Everyday Convenience For Families, Downsizers, Or Anyone Wanting A Practical, Easy-To-Live-In Layout. The Finished Basement Adds Meaningful Extra Space, Featuring A Large Recreation Area, An Additional Bedroom, And Flexible Zones Ideal For A Home Office, Gym, Or Guest Suite. A Double Car Garage, Upgraded Tiled Roof, And A Long List Of Careful Improvements Highlight The Pride Of Ownership That's Evident Throughout.

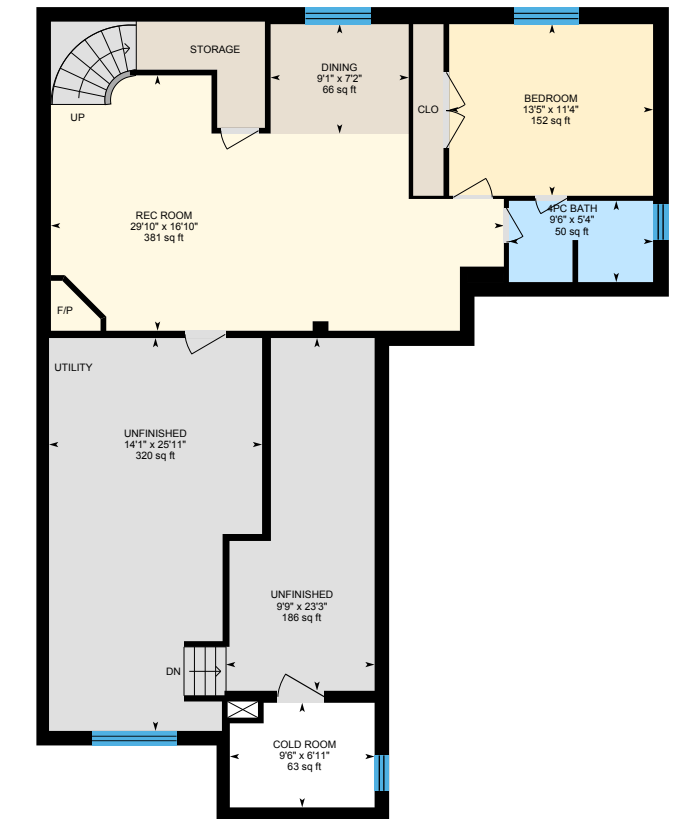
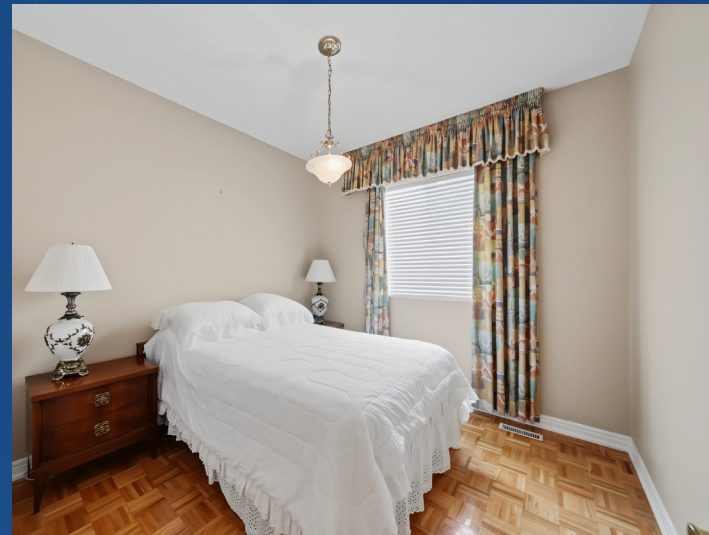
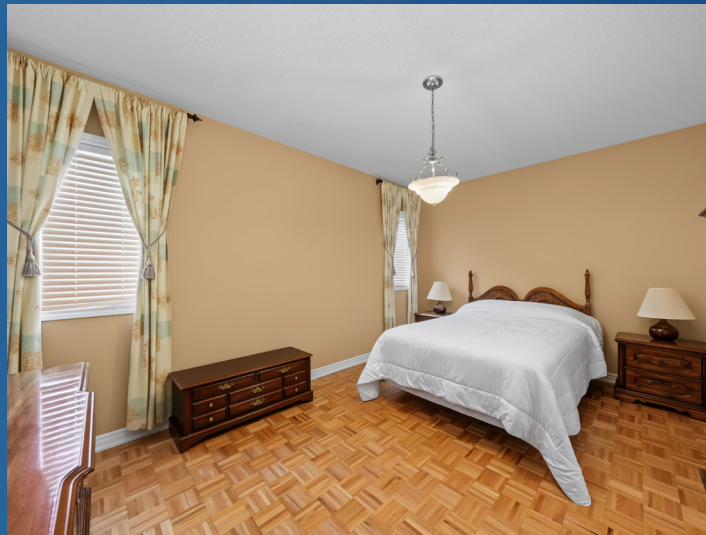
Vellore Village Continues To Shine For Its Community Feel, Nearby Trails, Cortellucci Vaughan Hospital, Major Retail, And Quick Access To Highway 400. This Bungalow Stands Out As A Rare Opportunity To Own A Well-Loved Home With Strong Curb Appeal And A Warm, Inviting Presence In A Premier Location.

Prospective purchasers should satisfy themselves as to the accuracy of the information contained in this feature sheet. All measurements are approximate. The statements contained herein are based on sources which we believe are reliable, but for which we assume no responsibility.

26 Saint Clare Boulevard



Main Floor
Exterior Area 1478.63 sq ft



Basement (Below Grade)
Exterior Area 1489.59 sq ft

