

584 Heddle Crescent

www.584Heddle.com



Your Community
REALTY
ROYAL LEPAGE
BROKERAGE INDEPENDENTLY OWNED & OPERATED

Marek Kloda
Broker

TEAM **ZOLD**

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ROYAL LEPAGE
CHAIRMAN'S CLUB
NATIONAL TOP 1%
2012-2020

Shawn Zigelstein
Broker



584 Heddle Crescent, Newmarket





PUBLIC SCHOOLS

Your neighbourhood is part of a community of Public Schools offering Elementary, Middle, and High School programming.

Armitage Village PS

Designated Catchment School
Grades PK to 8
125 Savage Rd

Sir William Mulock SS

Designated Catchment School
Grades 9 to 12
705 Columbus Way

Mazo De La Roche PS

Designated Catchment School
Grades 2 to 8
860 Arnold Crescent

ÉC Norval-Morrisseau

Designated Catchment School
Grades 7 to 12
51 Wright St

ALTERNATIVE & SPECIAL SCHOOLS

Nearby alternative and special education schools include:

The Lighthouse Learning and Development

Grades K to 12
219 Old Yonge St

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Grades K to 12
219 Old Yonge St

CATHOLIC SCHOOLS

Your neighbourhood is part of a community of Catholic Schools offering Elementary, Middle, and High School programming.

Notre Dame Catholic ES

Grades PK to 8 (Assigned)
715 Kingsmere Ave

ÉEC Saint-Jean

Grades PK to 6 (Assigned)
90 Walton Dr

St. Maximilian Kolbe HS

Grades 9 to 12 (Assigned)
278 Wellington St E

ÉSC Renaissance

Grades 7 to 12 (Assigned)
700 Bloomington Rd

PRIVATE SCHOOLS

The private schools nearest to you are:



Aurora Montessori School

Grades PK to 8
330 Industrial Pkwy N

Country Garden Montessori Academy

Grades PK to 12
601 Newpark Blvd

Pickering College

Grades PK to 12
16945 Bayview Ave

Innova Academy

Grades PK to 8
1000 Gorham 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.



Audrie Sanderson Park

620 McBean Avenue



Willowick Park

615 Carberry Street



Laurelwood Parkette

876 Shadrach Dr



FACILITIES WITHIN A 20 MINUTE WALK

4 Playgrounds 1 Sports Field
2 Tennis Courts 2 Basketball Courts
1 Ball Diamond 4 Trails

TRANSIT

Public transit is at this home's doorstep for easy travel around the city. The nearest street transit stop is only a 2 minute walk away and the nearest rail transit stop is a 38 minute walk away.

Nearest Rail Transit Stop

Newmarket GO

Nearest Street Level Transit Stop

Bayview Av / Mcbean Av



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 2.84km.

Southlake Regional Health Centre

596 Davis Dr

Fire Station

125 McCaffrey Rd

Police Station

240 Prospect Street

CONVENIENCE

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

Coffee



Gym



Grocery



Gas Station



HoodQ

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AMAZING EXECUTIVE 3 BED/3 BATH STONEHAVEN SEMI WITH FINISHED BASEMENT

Tastefully Upgraded With Finished Basement On A Quiet Child Safe Crescent In South Newmarket!

Over \$120K In Upgrades! Beautiful Open Concept Main Floor Features Engineered Hardwood Floors, Pot Lights, Gas Fireplace, Bright Eat-In Kitchen With Quartz Island and Walk-Out To The Fully Fenced Landscaped Backyard!

The Upper Level Boasts A Large Master With 4Pc Ensuite, Walk-In Closet and Laundry, Professionally Finished Basement With Large Rec Room & Extra Storage!!!

Close To Schools, Parks, Transit, Shopping, And Other Amenities.

Extras: All Electrical Light Fixtures, All Window Coverings, All Existing Appliances: Stainless Steel Frigidaire Gallery Fridge, Stainless Steel Frigidaire Gallery Flat Top Stove, Stainless Steel Frigidaire Gallery Range Hood Microwave & Stainless Steel Built-In Dishwasher; Front Load Samsung Washer & Dryer (2015), Water Softener, Humidifier, Lennox A/C (2015), Furnace (2012), Garage Door Opener, New Roof Shingles (2013), New Driveway (2017), Basement (2020).

Rental: How Water Tank

Exclusions: Camera System, Garage Grey Shelf, Basement Freezer, Coca-Cola Sign, CO plug-ins and WiFi Boosters

Taxes: \$4,307.92 / 2021 | Lot: 23.65 ft x 117.41 ft (Irregular)

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Professionally Finished Basement



584 Heddle Crescent

Over \$120,000 in Upgrades

- Sept 2021 - Primary bedroom and ensuite, office/3rd bedroom and upstairs bathroom painted. New matching door knobs/door stops installed. Installed new light fixtures upstairs in all bedrooms, bathrooms and hallway
- Sept 2021 - Repair back garden stone wall, placing layer of coping down then gluing all stone back. also installed dimple board behind wall for drainage. (Markham Landscaping)
- Aug 2021 - Installed new handrails to basement
- July 2021 - new screen/storm back door
- Oct 2020 - all main floor, staircase, upper hallway, 2nd bedroom walls and baseboards painted. Popcorn ceiling removed and painted on entire main floor.
- Sept 2020 - Renovation completed including entire main floor crown moulding installed, new kitchen lighting installed including chandelier, pendant and pot lights, new powder room fixtures, new main floor matching door knobs/door stops/front door handle in same black finish
- Sept 2020 - Basement renovations completed with new wall built, fully insulated, new painted ceiling and walls, new electrical outlets and 4 zones of pot lights, dri-core subfloor installed and vinyl flooring.
- Sep 2020 New basement wood insert stair treads/risers
- Sep 2020 Custom made glass shelves
- May 2019 - new granite kitchen tops on island and counters, new double undermount sink and faucet, all kitchen & front powder room cabinets and kitchen island painted.
- May 2019 New Stainless Steel Smudge Proof OTR Microwave and dishwasher.
- Sept 2017 - driveway re-paved
- August 2017 - Additional landscaping completed including removing backyard patio stones, raising grade from house with compacted gravel and re-lay patio. Remove granite stone along side and add sand fill to slope grade from house, install filter cloth and re-install granite. Replaced border in front garden along driveway to garage and re-level/re-lay all interlock - (done by Markham Landscaping)
- May 2017 - installed new garage door & Capping
- June 2016 - installed new engineered hardwood flooring in living room/dining room
- May 2015 - purchased new Lenox 2 ton Elite series A/C unit
- Sept 2015 - purchased new Samsung Washer & Dryer
- May 2014 - replaced all carpeting in bedrooms, hallway & stairs including high density underpad
- April 2014 - replaced tile at front foyer & powder room and replaced kitchen backsplash
- June 2013 - replaced roof shingles
- Kitchen Valance Lights, New highrise toilets w/slow closing seats

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