



DEREK DANEALT

4 Duncan Place, St Andrews

Features & Details

- Two storey home built in 1989
- 2,800 SF, 4 bedrooms, 3 full bathrooms, 1 half bathroom
- Triple attached garage
- Additional second driveway parking pad for your RV and other toys!
- Private yard surrounded by 40-50 ft mature trees
- Fully fenced and landscaped backyard with a large patio, inground pool, fire pit, and beautiful lilac trees.
- Neutral tones, hardwood floors, and ample natural light throughout.
- Large bay window featured in the living room.
- Eat-in island kitchen features oak cabinetry with plenty of storage space, granite countertops, eating area overlooking the sunken family room, and garden doors to the 3 season sunroom, landscaped backyard, and inground pool!
- The sunken family room offers built-in shelves and a gas brick fireplace.

- The all season sunroom offers surrounding windows radiating natural light to the space, a wood burning fireplace, and access to the patio and landscaped backyard.
- Up the grand staircase you will find the spacious primary bedroom retreat featuring French doors, large windows, a walk-in closet, and a 4 piece ensuite.
- 3 additional bedrooms and a 4 piece bathroom complete the upper level.
- Entertain your guests in the lower level featuring a spacious rec room and games area. A 3 piece bathroom completes the home.

Other:

- 2 High efficiency furnaces | approximately 2008
- House shingles | 2015
- Shed shingles | 2022
- Hot water tank | 2022
- Underground sprinkler system
- 2 A/C units
- Reverse osmosis system for the fridge and sink
- Gas line for BBQ