

61-200 Cresthaven Road, Brampton, Ontario L7A 1J5

Listing

61-200 Cresthaven Rd Brampton

Active / Residential Condo & Other / Condo Townhouse

MLS®#: **W6186712**

List Price: **\$799,900**

New Listing



Peel/Brampton/Snelgrove

Tax Amt/Yr:	\$3,344.40/2022	Transaction:	Sale
SPIS:	No	DOM	2
Legal Level:	1	Legal Unit:	28

Style:	2 Storey	Rooms Rooms+:	10+0
Fractional Ownership:		BR BR+:	4(4+0)
Assignment:		Baths (F+H):	3 (2+1)
Corp #:	570	SF Range:	1600-1799
Reg Office:	PCC	SF Source:	Mpac
Locker:	None	Lot Acres:	
Locker Level:		Fronting On:	
Dir/Cross St:	Mayfield & Cresthaven		
Prop Mgmt:	Coldwell Banker Real Estate Management Leaders		
Status Cert:	Yes		

Seller: **Farhana Asif Quraishi & Asif Quraishi**
 Recent: **06/21/2023 : NEW**
 Next OH: **Member: Sat Jun 24, 1:00PM-5:00PM**

PIN #:		ARN #:		Contact After Exp:	No
Holdover:	120			Occupancy:	Vacant
Possession:				Possession Date:	2023-07-24
Bldg Name:					

Kitchens:	1 (1+0)	Pets Allowed:	Restricted	Balcony:	None
Fam Rm:	No	Maintenance:	\$150.00	Laundry Acc:	Ensuite
Basement:	Yes/Finished	A/C:	Yes/Central Air	Exterior:	Brick
Fireplace/Stv:	No	Central Vac:	No	Gar/Gar Spcs:	Attached Garage/1.0
Heat:	Forced Air, Gas	UFFI:	No	Park Type:	Owned
Apx Age:	16-30	Elev/Lift:		Drive Pk Spcs:	1.00
Sqft Source:	Mpac	Included:	Building Insurance, Parking	Tot Pk Spcs:	2.00
Exposure:	W				
Special Design:	Unknown				
Bldg Amen:	BBQs Allowed, Visitor Parking				
Property Feat:	Hospital, Library, Park, Public Transit, School				

Remarks/Directions

Client Rmks: **<OPEN HOUSE JUNE 24 & 25 between 1 PM-5 PM> Exciting opportunity for first-time homebuyers! This beautiful property offers an open concept living space and showcases pride of ownership from the moment you step through the door. It is located in the desirable family-friendly Snelgrove neighborhood. Access to HWY 410 just 4 minutes away and major commuter routes such as the 401, and 407. Walk to the park is just 2 min away, with schools, transit options, shopping center are in walkable distance. The home features a spacious master bedroom with a semi-ensuite bathroom and a walk-in closet. The second and third bedrooms are also generously sized. The finished basement includes a laundry room, a fourth bedroom with an open half kitchen, and a three-piece bathroom.**

Extras: **The complex is well-maintained, and the road fees are low. With a great layout, upgrades, and a convenient location. Buyer/Buyer's Agent to verify All Measurements/Taxes. Easy Showing with L/B. Show anytime, turn off lights.**

Inclusions: **SS Fridge, SS Stove, SS Range Hood, Laundry Washer & Dryer, Lights & Fixtures**

Rental Items: **Water Tank**

Broker Rmks: **Status Certificate. Use Form 111 & Attach Schedule B And Submit 801 With All Offers, Offer welcome anytime, email offers to rameezm@hotmail.com. 1% + Hst Reduction To Cooperating Broker Commission If Buyer (Or Buyer's Family) Is Shown By The Listing Brokerage.**

Mortgage Comments:

Brokerage Information

Financing:	--	Perm to Advertise:	Yes	Contact After Expired:	No
Buyer Agency Compensation Remarks:					
List Brokerage:	CENTURY 21 PEOPLE'S CHOICE REALTY INC.			Phone:	905-874-9200
List Brkr Addr:	57 Mill St N Unit 106, Brampton L6X 1T1			Fax:	905-874-4293
List Salesperson:	RAMEEZ NISSAR MOHAMMED, Broker			Phone:	647-915-7473
Contract Date:	06/19/2023	Leased Terms:			
Cancellation Date:		Expiration Date:	09/20/2023	Original \$:	\$799,900
Last Update:	06/21/2023	CB Comm:	2.5%		

Rooms

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Room	Level	Dimensions (Metric)	Dimensions (Imperial)	Bathroom Pieces	Features
Living Room	Ground	5.16 M X 4.8 M	16.92 Ft x 15.74 Ft		Combined w/Dining, Hardwood Floor, Pot Lights
Kitchen	Ground	3.12 M X 3.1 M	10.23 Ft x 10.17 Ft		Ceramic Floor, O/looks Dining, Open Concept
Dining Room	Ground	5.16 M X 4.8 M	16.92 Ft x 15.74 Ft		Combined w/Living, Open Concept, W/O To Patio
Powder Room	Ground				2 Pc Bath
Primary Bedroom	Second	5 M X 3.84 M	16.40 Ft x 12.59 Ft		4 Pc Ensuite, Hardwood Floor, W/I Closet
Bedroom	Second	4.18 M X 2.72 M	13.71 Ft x 8.92 Ft		Laminate, Large Closet
Bedroom	Second	3.49 M X 3.12 M	11.45 Ft x 10.23 Ft		Closet, Laminate
Bedroom	Basement				Combined w/Kitchen, Laminate, Pot Lights
Laundry	Basement				
Bathroom	Second			4	
Bathroom	Basement			3	
Bathroom	Main			2	

History

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Type: CONDO/Condo Townhouse CDOM:

List SP: [RAMEEZ NISSAR MOHAMMED, Broker](#)

List Brk: [CENTURY 21 PEOPLE'S CHOICE REALTY INC.](#)



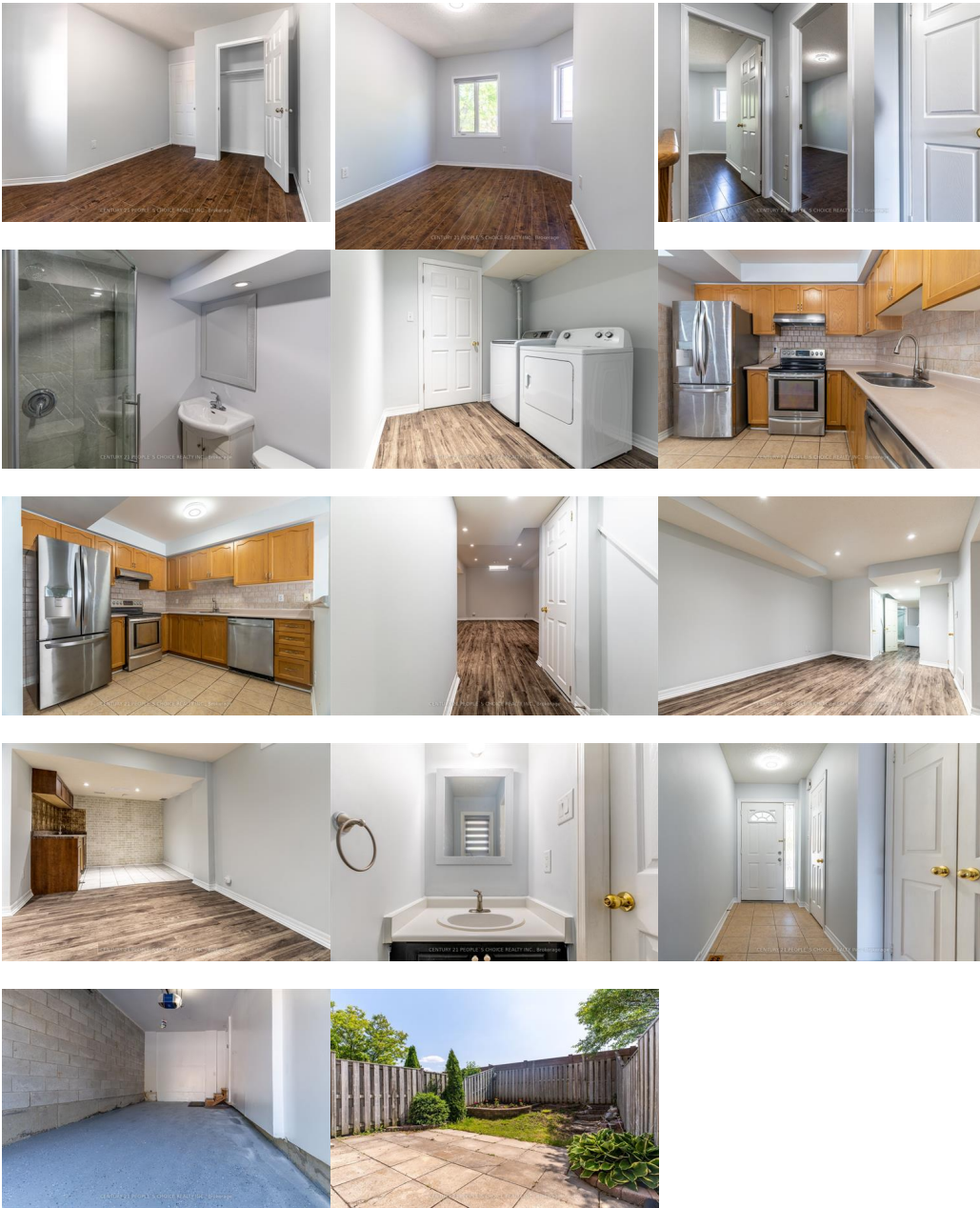
Price	Type	Mls Chg Type	Chg Date	Change Info	Modified	Chg By
\$799,900	COND	New Listing	06/21/23	->New	06/21/23 10:47 AM	

Photos

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Open House

Type	Date	Time	Description
Member	06/24/23	1:00PM-5:00PM	June 24 & 25, 1-5 PM

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CENTURY 21 PEOPLE'S CHOICE REALTY INC., BROKERAGE