



Year Built: 2000

2939 square feet

Taxes : \$5,301.78 **Strata Fee:** \$300.00

6 Bedrooms and 3 Bathrooms

Parking: Double attached + driveway

Lot Size: 0.14 acre

MAIN LEVEL

Kitchen	11'0 x 13'0
Breakfast Nook	10'0 x 8'10
Living Room	12'6 x 12'9
Dining Room	11'4 x 14'0
Primary Bedroom	12'11 x 14'5
Ensuite Full	
Bedroom	10'7 x 11'0
Laundry	6'0 x 11'9
Bathroom-Full	
Bedroom	10'0 x 14'7

LOWER LEVEL

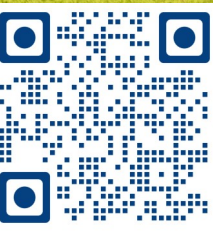
Family Room	12'0 x 12'5
Rec Room	16'5 x 12'5
Bathroom	
Bedroom	9'11 x 23'9
Bedroom	13'10 x 13'11
Storage	9'10 x 6'10
Storage	5'10 x 14'9
Bedroom	11'2 x 12'0

CONTACT US FOR MORE INFORMATION:

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The information contained herein is deemed reliable but cannot be guaranteed as to its accuracy. Any information of special interest should be obtained through independent verification.



4178 Gallaghers Blvd S



Property Features

- Bright interior with unbeatable privacy and excellent floor plan
- Located in highly sought-after gated community of Gallaghers
- Eat-in kitchen with stylish two-toned cabinetry
- Island with built-in wine fridge, gas range, and wall oven
- Two-way fireplace leading to dining and living room, perfect for entertaining
- Primary suite positioned to enjoy view of mature greenery
- Full ensuite with walk-in shower, heated flooring, and soaker tub
- Two additional bedrooms on main floor
- Full laundry room with sink and storage
- Low-maintenance, ultra-private outdoor space
- Multiple areas to enjoy surrounded by lush, mature landscaping
- No neighbors behind you for added privacy
- Lower level walkout ideal for accommodating guests and family
- Generous-sized recreation/family room with trayed ceilings and cozy fireplace
- Three more bedrooms and full bathroom on lower level
- Large storage room completes lower level
- Tennis courts nearby
- Two Prized Gallaghers gold courses within reach
- Friendly Social atmosphere. Clubhouse with pool, meeting rooms, and well-equipped fitness room

