

402 NIAR AVENUE, MISSISSAUGA, ON L5G 1W3

TRREB# W12931328 •



3314 Sq Ft + Finished Basement

Custom luxury residence in prestigious Mineola area, is a masterpiece of architectural innovation & modern luxury. 19 Ft Ceiling Foyer w/white oak staircase & glass railings, creates sophistication throughout the home. Tripple-pane aluminum European windows flood the interior w/natural light. Open concept living & dining area features a sleek gas fireplace & 10 Ft ceilings. Dream kitchen has premium quartz countertops & backsplash with a waterfall island & high-end appliances. Family room w/16 Ft ceiling & elegant Italian tiled gas fireplace. Premium engineered hardwood on main & second floor. The primary suite offers a large balcony, spa-inspired ensuite with a freestanding soaking tub, oversized rainfall shower, & dual vanity. The other 3 bedrooms offer large windows, designer bathrooms w/heated floors & premium fixtures. Finished basement w/premium vinyl heated floors & pot lights offers a large recreation room, gym, office/bedroom, bathroom cold cellar/wine room. Walk-Out from the basement takes you to a beautifully landscaped, fenced backyard & large stone covered patio. Great location, close to Lake Ontario, parks & Port Credit Village.

MILA GAWRYSIAK
Broker

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GOWEST REALTY LTD.
Brokerage

(416) 534-3511



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FEATURES

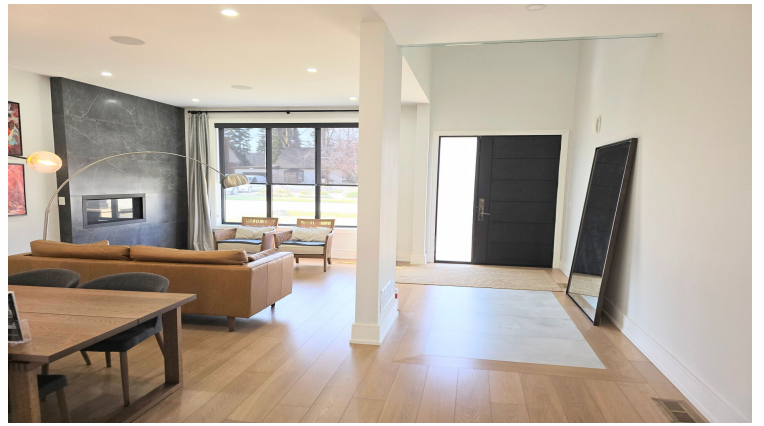
- Stainless Steel Appliances
- Central Air Conditioning
- Professionally Landscaped
- Fenced Yard
- Premium Quality Engineered Hardwood Floors
- Two Gas Fireplaces
- Impressive 19 Ft Foyer
- Soaring 16-foot ceiling in the Family Room
- Finished Walk-Out Basement
- Heated Floors in the Basement and in the Bathrooms
- Quartz waterfall Island
- High End Stainless Steel Appliances

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VIEW ONLINE

<https://view.tours4listings.com/402-niar-avenue-mississauga/>