



2306 GROVE

Sidney





FOR SALE



2306 Grove Crescent

Sidney

SUMMARY OVERVIEW



LISTING PRICE:

\$1,299,000 + GST



LIVING AREA:

1,907 sq. ft.



BEDROOMS:

3



BATHROOMS:

3



Brand New & Move in Ready! This modern Craftsman home seamlessly blends style and sophistication, offering 3 bedrooms, 3 bathrooms, and 1,903 sq ft of beautifully finished living space. The open-concept layout features 9' ceilings, expansive windows that flood the home with natural light, and wide plank engineered hardwood floors throughout. The gourmet kitchen is a chef's delight, complete with soft close millwork, quartz countertops and premium Kitchen-Aid stainless steel appliances. The spacious primary suite is a true retreat, with a 12' vaulted ceiling, a large walk-in closet, and a luxurious 4-piece ensuite with an oversized walk-in shower and rain showerhead. Enjoy outdoor living in the professionally landscaped, low maintenance south facing backyard with a private patio perfect for relaxing or entertaining. Located just steps from the beach, restaurants, shops, and the town core, this home combines exceptional quality, style, and convenience. A must-see!



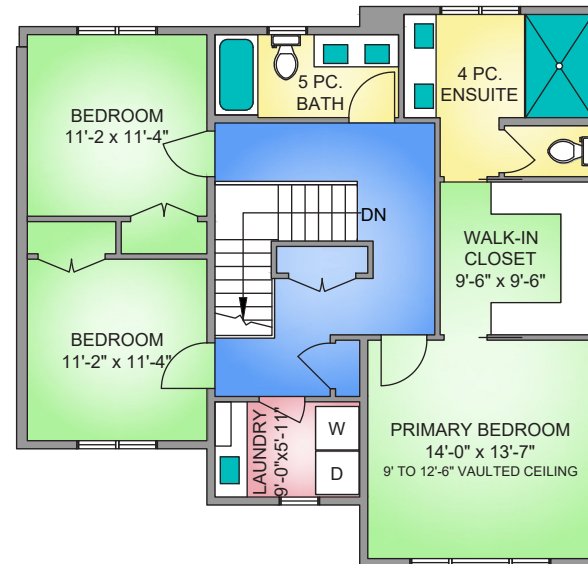
Property Floorplan

Main Floor 848 sq. ft.
Upper Floor 1,106 sq. ft.

TOTAL LIVING 1,954 sq. ft.

Garage 251 sq. ft.
Patio 216 sq. ft.

UPPER FLOOR
1106 SQ. FT.
9'-0" CEILING HEIGHT

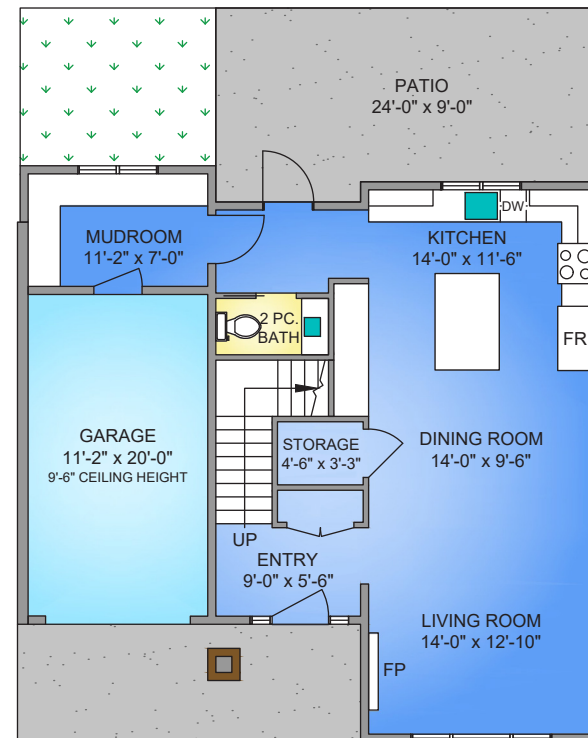


MAIN FLOOR
848 SQ. FT.
9'-0" CEILING HEIGHT

NORTH



0' 3' 6'
SCALE



* DIMENSIONS ARE FOR REFERENCE PURPOSES ONLY AND ARE NOT TAKEN FROM ORIGINAL BLUEPRINTS



Property Photos

EXTERIOR



* RENDERINGS ARE FOR ILLUSTRATION PURPOSES ONLY AND ARE SUBJECT TO CHANGE AT THE DEVELOPER'S DISCRETION



Property Photos

EXTERIOR



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Property Photos

KITCHEN



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Property Photos

INTERIOR





Property Photos

INTERIOR

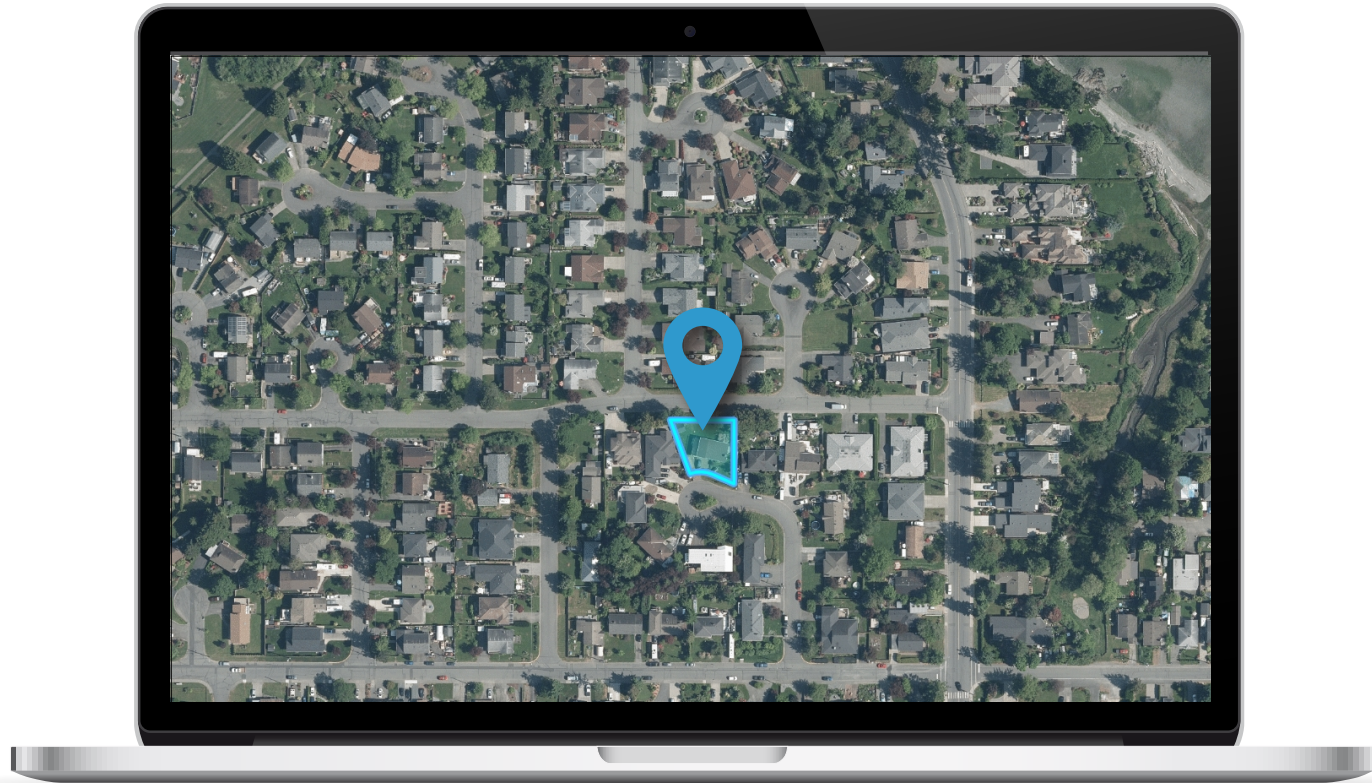


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Location

(GIS) MAPPING







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