

# T O W N H O M E

## ESSENTIAL FEATURES



## 31 BRAUN AVENUE

NORTHCREST TOWNS, TILLSONBURG

### THE DETAILS

PRICE	\$ 535,000
CLOSING DATE	MARCH 12, 2025
LOT NUMBER	108C, PHASE 2
BEDROOMS	3
BATHS	2.5
SQFT	1600
GARAGE	1
MODEL	2 STOREY TOWN

**HAYHOE™**  
— HOMES —



### SALES PROFESSIONAL

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519.409.1474

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# SITE PLAN

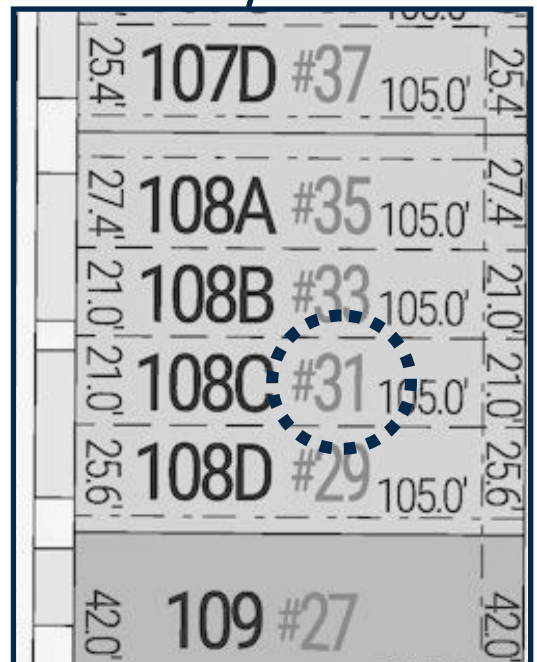


## 31 BRAUN AVE

### EXTERIOR FEATURES:

- KEYLESS ENTRY
- TREATED WOOD DECK
- ASPHALT DRIVEWAY
- WALKING TRAILS

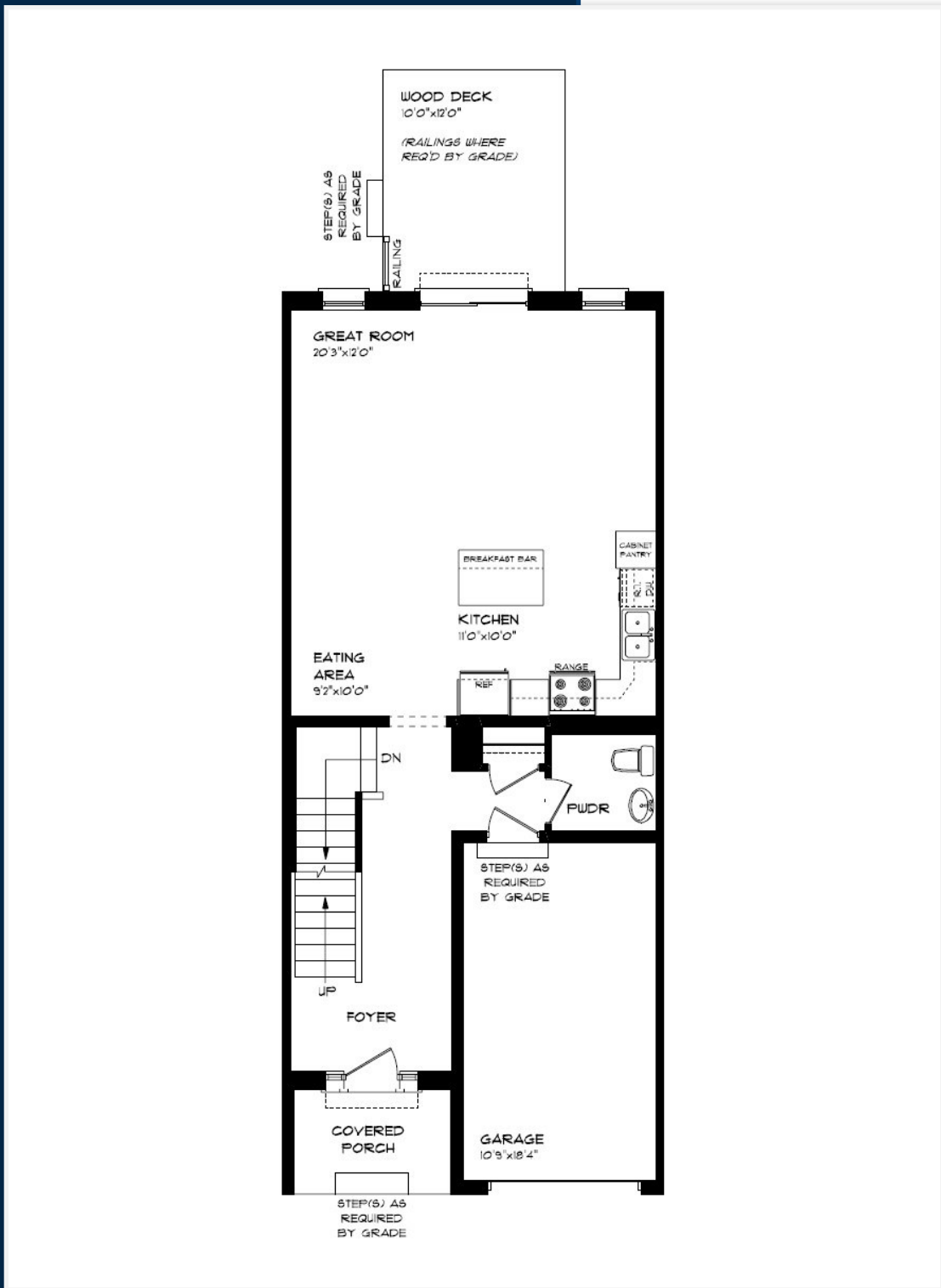
**HAYHOE™**  
HOMES



**NORTHCREST**  
**TOWNS**

# MAIN FLOOR

31 BRAUN AVE, TILLSONBURG



SINGLE CAR GARAGE

KITCHEN ISLAND

VINYL PLANK FLOORING

QUARTZ COUNTERTOPS

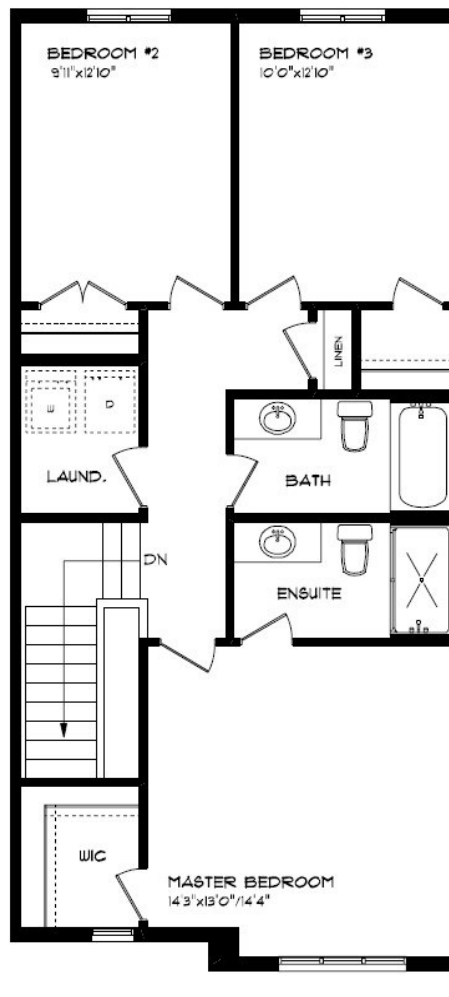
UNDERMOUNT SINK

**HAYHOE**<sup>TM</sup>  
—HOMES—

MAIN FLOOR:  
APPROX 756 SQFT

# SECOND FLOOR

31 BRAUN AVE, TILLSONBURG



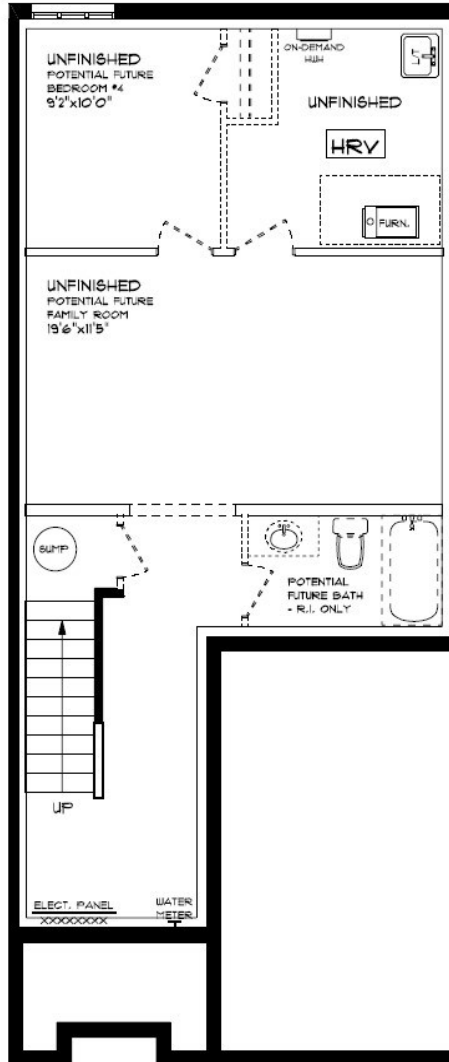
SECOND FLOOR:  
APPROX 844 SQFT

SECOND FLOOR LAUNDRY  
PROFESSIONALLY DESIGNED  
CARPET FLOORING  
VINYL PLANK FLOORING  
WALK-IN CLOSET

**HAYHOE™**  
— HOMES —

# BASEMENT

31 BRAUN AVE, TILLSONBURG



BASEMENT:  
UNFINISHED

- AIR CONDITIONING
- GAS FURNACE WITH HRV
- HUMIDIFIER
- NEW HOME WARRANTY



# INTERIOR FINISHES

31 BRAUN AVE



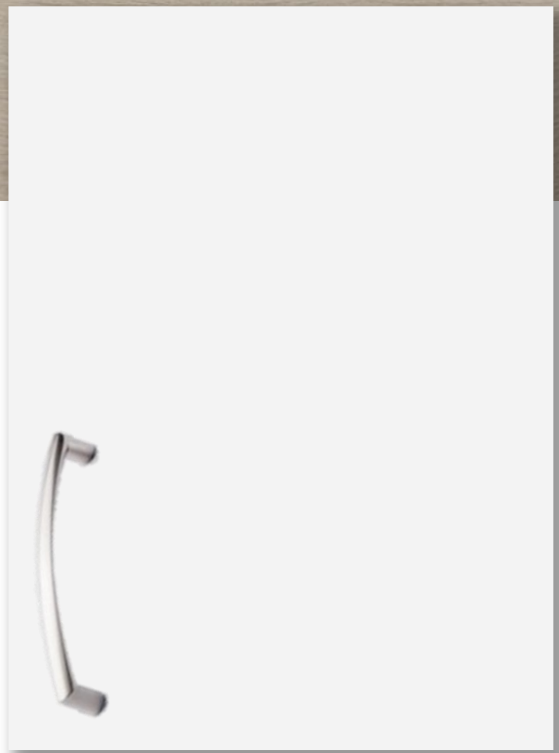
KITCHEN COUNTERTOPS



LUXURY VINYL PLANK



PAINT  
COLOUR



KITCHEN  
CABINETS

ISLAND PENDANTS



FOYER  
FIXTURE



# INTERIOR FINISHES

## 31 BRAUN AVE

INTERIOR DOOR STYLE

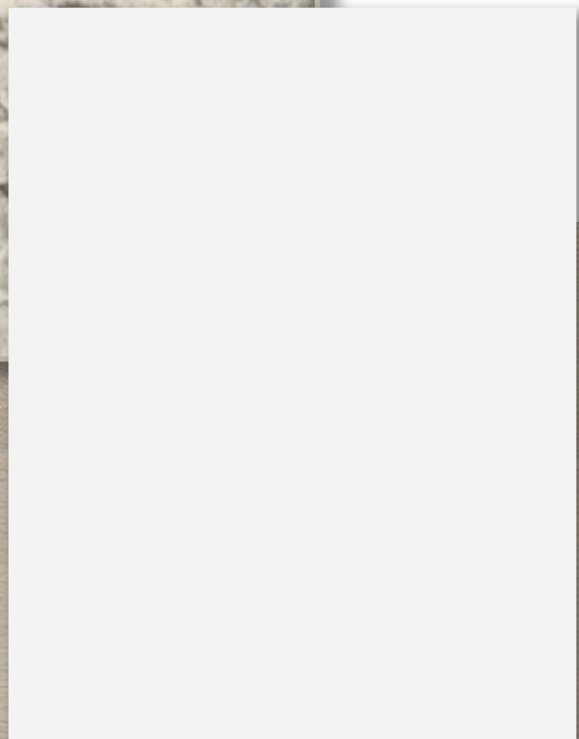
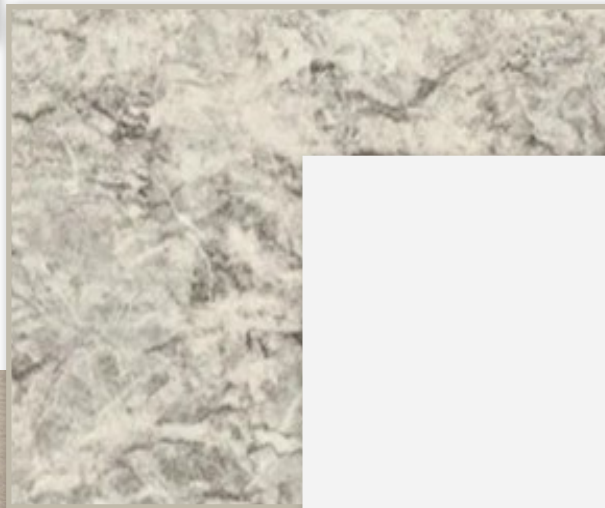


CARPET



BATHROOM  
COUNTERTOP

BATHROOM  
CABINERY



LUXURY VINYL PLANK

