

Rare opportunity to live in one of Markham’s most coveted neighbourhoods



Note

Survey - as in sellers possession

INCLUSIONS: All existing appliances: Stainless steel: refrigerator, built-in dishwasher, built-in Bosch wall oven and convection microwave. Induction stove top. Beverage fridge. Basement fridge. All light fixtures and blinds. Silent garage door openers and remotes, high efficiency 7 zone sprinkler system, solar system, heavy gauge cabinetry in workshop and garage, "Swiss Trak" garage flooring system, security system with 3 cameras, smart home lighting and utility upgrades, high efficiency hot water tank owned (2018), pool equipment: heater & pump {2018}, saltwater generator; robot vacuum and scrubber, winter safety cover and all other related equipment, humidifier, Central vac (in as is condition) Furnace (2017), Shingles {2012}

www.2HomesteadCourt.com

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Leading Edge Realty Inc.

BROKERAGE

CENTURY 21 LEADING EDGE REALTY INC., Brokerage

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This is not intended to solicit property currently listed for sale

Welcome to

# 2 Homestead Court

Markham



THE EXCEPTION TO THE USUAL

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## Welcome Home!

Get ready to fall in love with this custom built home in the heart of Markham Village.

If you've been searching for something special....this is it. With impressive curb appeal, welcoming porch with stunning treetop views (perfect for your morning coffee!) and a unique floor plan, this home is a rare find. It offers over 3300 sq. ft of above grade, recently renovated, living space plus a fully finished basement just steps to all that Main St. has to offer. From wonderful restaurants and boutique shops to the Farmers Market and seasonal festivals...all right at your doorstep. Convenient to the 407, and just a short stroll along the river boardwalk to the Go Station for commuters. This home is in a coveted school district as well (Markville H.S.).

The views from the porch and east facing windows are spectacular! Morning coffee on the porch will become your daily ritual!







## The Perfect Place for Your Growing Family

They'll love summers splashing in the sparkling salt water pool.....and you'll love the privacy. It's the ideal place to entertain and staycation. A private gate allows access to the laneway where you have garbage pickup and can choose to load/unload your vehicle.





## Of Special Note

- 3,335 sq. ft (MPAC) + finished basement
- .214 acre: 82.57' (frontage) X 131.20' X 60.10' X 186.72'
- Welcoming porch with spectacular views of the ravine and stream
- New white oak flooring
- 8" Baseboards throughout (main and second floors)
- Professionally painted
- New glass stair railing
- Pot lights throughout
- New front windows, front doors and garage doors (2024/25)
- Renovated spa-like bathrooms with heated floors (2nd level) and accessible walk-in showers
- Renovated eat-in kitchen with ample counter and cupboard space, built-in Bosch oven and convection microwave, induction cook top, quartz counters, undercabinet lighting, pot drawers, pot lighting, custom pull-outs (including three garbage bins), glass display doors...you'll love the pool views from the eating area.
- Saltwater pool - 2018: new pool heater, pump and liner
- "Swiss Trak" garage floor covering
- Solar panels (power is sold back to the grid but covers the electrical bill annually)
- Smart House - connects to your network and features voice commands for lighting, garage door openers and music. Security with 3 cameras, google home door bell
- Extra insulated attic and optimized roof ventilation. Spray foam insulation in the garage ceiling, re-insulation and vapor barriers in lower level bathroom, bedroom and rec room.
- 7 zone high efficiency sprinkler system featuring a roof gauge that ensures against over watering
- Dog run at side of the house conveniently located outside of the laundry room

## Features - Main Level & Second Level

- Large principle rooms ideal for large family gatherings...the living and dining rooms boast 10' ceilings, crown moulding and fabulous treetop views. The ideal spot for your grand piano!
- A spacious family room completes the main level with a soaring gas fireplace faced with rare "blacksea limestone" tiles and a realistic log set, pot lights and French doors to the incredibly private backyard and salt water pool
- The primary suite overlooks the treetops and has a "dream" luxury ensuite...mother of pearl and marble mosaics, double vanity (note the pull out drawer with electrical and place to stow your curling iron) and magnifying vanity mirror, walk-in shower with programmable massage jets and rain head, free standing soaker tub...perfection
- The 2nd bedroom, at the rear of the home, offers a walk-in closet and 3 pc ensuite...again with heated floors and walk-in shower
- The middle bedroom has access to the main, renovated bath
- Finally, the fourth bedroom at the front of the house is large enough for your king sized furniture and has the same beautiful ravine views as the primary bedroom
- The lower level is completely finished and offers a cozy family room with a gas fireplace, built-ins...perhaps the ideal home office.
- There is direct garage access into the mud room that has been outfitted to keep your family organized with built-in lockers, storage bench and shoe storage. Adjacent to the mudroom, you'll find a workshop for the handyman in your family (heavy gauge cabinetry is included)
- Finally, a 5th bedroom, pantry and 4 pc bath complete the lower level.



**Lot Size: 0.214 Acre, 82.57' x 186.72', Irregular 60' rear, 131.2' south**  
**Taxes: \$8,788 (2025) | Possession: Flexible 30-90 Days**