

St. Joseph's Estates

150 Ogilvie Street, Suite 501

Dundas Ontario L9H 7B9

List Price: \$550,000

This suite boasts a spectacular view of the Town of Dundas and the Niagara escarpment. It has been meticulously cared for by the owner. The low monthly maintenance fee of \$1040.⁶⁵ includes taxes, heat, central air conditioning, hydro, cable, water and building maintenance. Cogeco high-speed internet available for additional cost. You will appreciate the friendly and mature community living of St. Joseph's Estates in a safe, secure and accessible environment.

Suite Boasts

Sun filled rooms have floor to ceiling windows with cultured marble windowsills with N-W views.
Space-saving pocket doors
New Furnace with individually controlled heat/cool
Upgraded water shut-off valves
Exhaust fans vent externally from the kitchen range hood, laundry room and bathrooms
Carpet in living, dining and bedrooms
Vinyl flooring in kitchen, laundry, bathrooms

Entrance Foyer

Good sized foyer with lighted closet
Safety switch for living room lamp outlet
Linen closet

Laundry Room

Extra large laundry room includes additional shelving for storage, full-size laundry tub
New LG front-load side-by-side washer dryer
Telephone Jack

Dining Room

Dining room tiffany light fixture

Living Room

Vertical blinds on living room windows
Telephone jack and cable outlet

Primary Bedroom

Vertical blinds on windows
Large walk-in closet with interior light
Cable outlet and telephone jack

Ensuite Bath

oak cabinetry with white cultured marble vanity top
White Tub/Shower combination with cut out
Linen closet

Guest Bedroom

Vertical blinds on windows
Double closet with interior lights
Telephone jack

Guest Bath

Lever handled faucets
Oak cabinetry with white cultured marble one-piece vanity
White tub/shower combination

Sunroom

Open concept to Living Room, Juliet Balcony
Customized with a solid wall to Primary Bedroom
Vertical blinds and drapes on windows
Cable outlet

Kitchen

Custom Oak cabinets by Paris Kitchens
Plenty of cupboard space, roll-out shelving, pot drawers, large pantry, two lazy susans, under-cupboard counter task lighting, microwave shelf, refrigerator and Maytag self-clean range

Parking

Keyless Remote Entry and Security Cameras
Surface Parking
Indoor Car Wash Bay, Golf Cart & Bicycle Room

Common Amenities

Party Room with Kitchenette
Furnished Lobby
Secure Entry with Power Assisted Doors
Closed Circuit Entrance Security Camera
Community Herb Garden
Onsite Postal Pickup and Delivery
Easy Walking Distance to all Local Amenities
Church Services, Recreation and Health
Services available at St. Josephs Villa

St. Joseph's Estates

DUNDAS
ONTARIO

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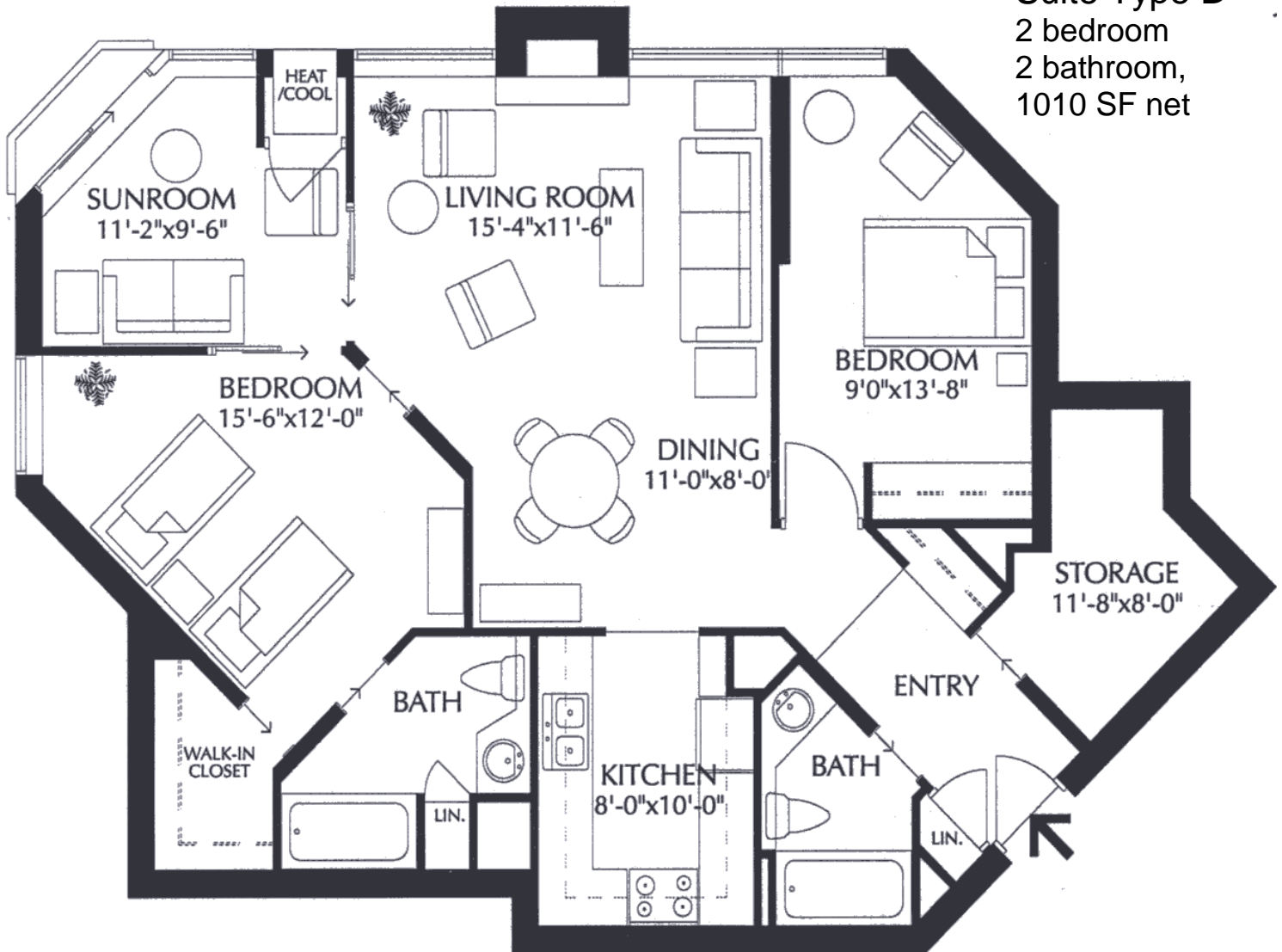
www.sjv.on.ca - Life Equity Housing

Suite Type D

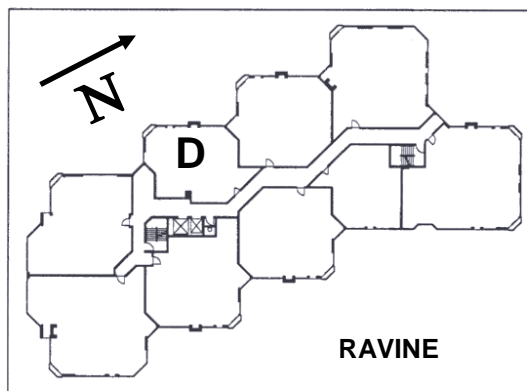
2 bedroom

2 bathroom,

1010 SF net



*layout and measurements are based on original renderings and may not be exactly as shown



Carrying Costs (Sample from 2025)

Building & Property	\$659.41
Property Tax.....	240.73
Gas.....	35.03
Hydro.....	65.30
Cable TV	40.18
Total Monthly Cost	\$1040.65