

## 9315 EAGLE RIDGE Drive, Niagara Falls



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\$949,900



3000 Sq. ft.



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## Description

This upscale two storey 6 bedroom luxury manor is a dream home! It is constructed with European flair & architecturally designed to accommodate practical living & entertainment spaces. 3,000 sq. ft home, emerges elegantly with stone & stucco facade and stamped concrete driveway. The shimmering white porcelain tiles are accented with dark rich hardwood throughout, and the soaring ceilings and customized window treatments allow you to let all the natural light in with the push of a button. The kitchen features imported Italian soft closing cabinetry, oversized island, quartz counters and stainless steel appliances. The Divine master suite boasts two huge walk-in closets and a luxury bath with electric bidet, soaking tub and separate glass tiled shower. The lower level boasts 3 extra bedrooms, 2 ensuite baths with glass tiled showers, a full kitchen and programmable door locks throughout. Separate laundry facilities are conveniently located on both the main and lower level of the home and a separate walk-up entrance allows private access. 4.5 baths altogether, 2 kitchens, 2 laundry facilities and 6 bedrooms allows for the entire family to move in! This home offers 300 amp service, a covered patio, security cameras, smart thermostat, recessed indoor and outdoor lighting, exquisite crystal fixtures, and enormous

windows disperse natural light to the height of elevated ceilings, this luxury listing exceeds every love at first sight expectation. Make your offer today! (id:21297)

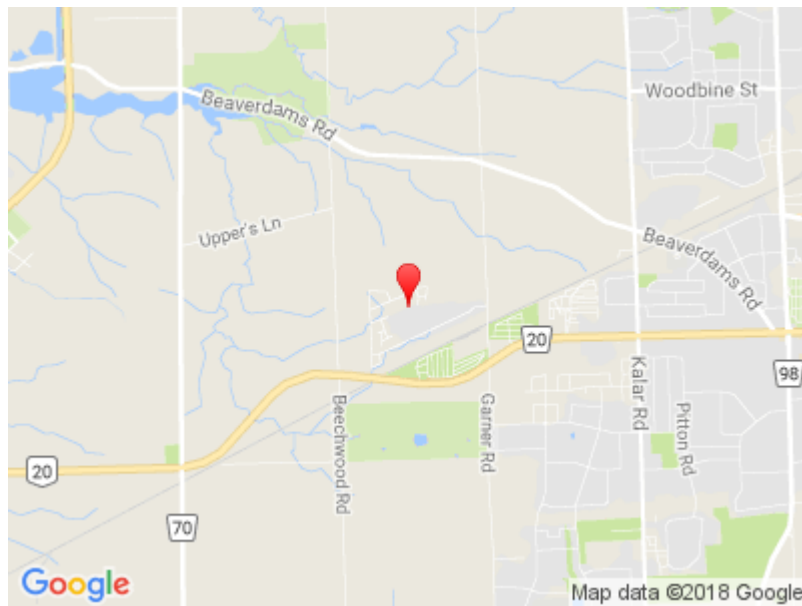
## Details

<b>MLS Number</b>	30619507
<b>Property Type</b>	Single Family
<b>Stories</b>	2
<b>Available</b>	For sale
<b>Exterior Finish</b>	Stucco
<b>Water</b>	Municipal water
<b>Sewer / Septic</b>	
<b>Heating</b>	Natural gas
<b>Heating Type</b>	Forced air
<b>Cooling</b>	Air Conditioned, Central air conditioning
<b>Basement Type</b>	Full (Finished)
<b>Basement Type</b>	Separate entrance

## Rooms

Second level 4pc Bathroom	
Second level 5pc Ensuite bath	
Second level Master bedroom	18' 0" x 11' 0"
Second level Bedroom	9' 11" x 14' 0"
Second level Bedroom	12' 3" x 14' 0"
Basement 4pc Bathroom	
Basement 3pc Ensuite bath	
Basement Bedroom	11' 6" x 13' 1"
Basement Bedroom	13' 0" x 9' 1"
Basement Bedroom	13' 9" x 18' 0"
Basement Kitchen	16' 0" x 16' 9"
Ground level 2pc Bathroom	
Ground level Kitchen	15' 0" x 17' 0"
Ground level Living room	17' 0" x 18' 8"
Ground level Dining room	14' 0" x 12' 0"

## Location





8685 Lundy's Lane, Niagara Falls, Ontario L2H 1H5

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