

Lot #14- Unit #8 at 24 Grapeview Drive



Architecturally Inspired Front Facade

THE BRENTA

1817 sq.ft | 3 BEDROOM(S) | 3 BATHROOM(S) | DOUBLE CAR GARAGE

Move In Ready Price - ***SEE SALES REP FOR PRICE**

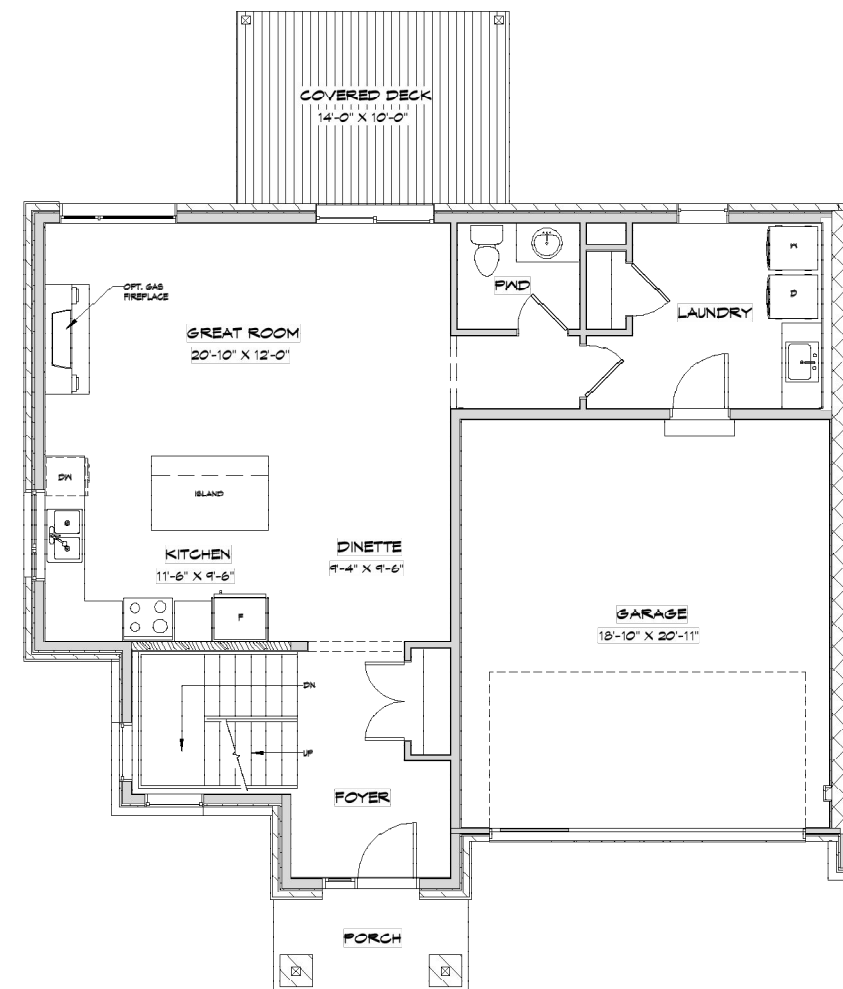
Condominium Fee: \$215/month (Approx.) Includes water, snow removal from roadway, driveway & sidewalks, grass cutting & maintenance of common areas.

***Price subject to change**

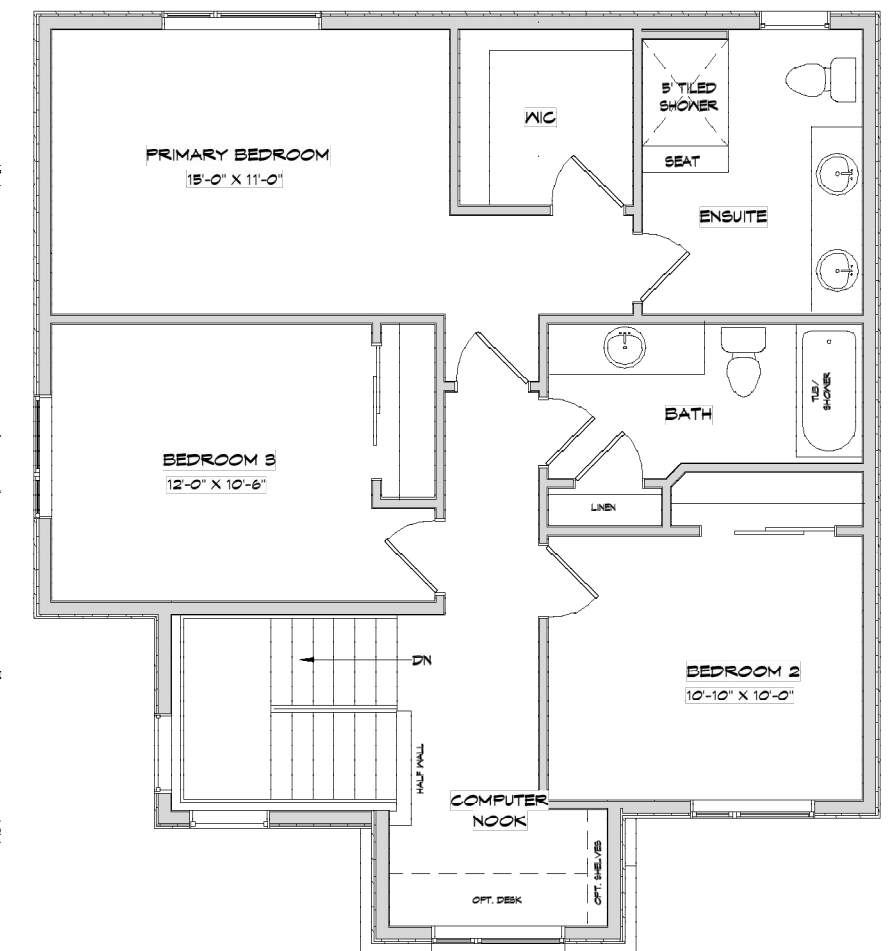
Key Features Included In This Home

- 9' Main Floor Ceilings
- 9' Second Floor Ceilings
- Finished Basement

- Custom Tiled Shower
- Premium End Unit
- Gas Fireplace in the Great Room



Main Floor



Second Floor

Amenities Close By

LUSSO is centrally located to all amenities found in and around St. Catharines and the Niagara Region. Schools, stores, health care, recreation, wineries, restaurants, banks and entertainment are all a ten minute drive or less from your door.

- Toronto is one hour down the QEW.
- 55 minutes to Buffalo International Airport.
- Tastings at dozens of local wineries.
- Attractions at Niagara Falls are 15 minutes away.
- Enjoy an array of challenging golf courses.
- Roam our luscious parks.

Everything you and your family will ever need is right here, right at your doorstep. Enjoy!

- LUSSO
- Niagara Regional Hospital (4 mins)
- Brock University (10 mins)
- Grapeview Public School (2 mins)
- St. Teresa Catholic School (2 mins)
- Ridley College (6 mins)
- Eden High School (10 mins)
- St. Francis Catholic High School (10 mins)
- Shopping, restaurants, groceries, Shoppers, LCBO, gas stations, Tim Hortons, Walmart, Canadian Tire and lots more (4 mins)
- Downtown - all banks, post office, specialty shops, restaurants and more (10 mins)
- Meridian Centre Arena (10 mins)
- First Ontario Performing Arts Centre (10 mins)
- Royal Canadian Henley Rowing Course (7 mins)
- Port Dalhousie Pier Marina (13 mins)
- Pen Centre Shopping Mall (9 mins)
- Outlet Collection Mall (12 mins)
- St. Catharines Golf and Country Club (6 mins)
- Rockway Vineyards and Golf (13 mins)
- Royal Niagara Golf Club (15 mins)
- Seymour-Hanna Sports Centre (6 mins)
- Bill Burgoyne Memorial Arena (10 mins)
- 13th Street Winery and the Niagara Wine Route (12 mins)
- Beer Store (10 mins)
- Charles Daley Park (15 mins)
- Lakeside Park (13 mins)
- Royal Henley Park (10 mins)
- Montebello Park (10 mins)
- Shorthills Provincial Park (10 mins)
- St. Catharines Public Library (10 mins)
- Pathstone Mental Health (7 mins)
- Martindale Animal Hospital (5 mins)
- Grapeview Free Methodist Church (1 mins)
- New Hope Church (5 mins)
- First Reformed Church of St. Catharines (2 mins)
- Bethany Community Church (5 mins)
- Harbour Fellowship Church (3 mins)
- Saint Mary of the Assumption Roman Catholic Church (5 Mins)
- St Thomas' Anglican Church (10 mins)

24 GRAPEVIEW DRIVE, ST. CATHARINES, ON
lucchetthahomes.com/lusso

LUCCHETTA HOMES
Legendary Luxury

Design Features Included:

- 1817 sq.ft end unit
- 430 sq.ft finished basement (rec room, bedroom, & bathroom*)
- Brick, cement board, stone & stucco contemporary facade
- Complete landscape package including paved driveway & sprinkler system
- 14' x 10' covered pressure treated deck
- Double car garage with direct entry into home
- 9 foot ceilings on the main floor & second floor
- Custom built cabinetry in kitchen and baths
- Complete lighting package*
- Quartz countertops in the kitchen, ensuite, bath(s) & laundry
- Gas Fire Place in the Great Room*
- White oak stair case & railings*
- Upgraded tiled shower in the ensuite*
- Over sized porcelain and ceramic tile in foyer, and bathrooms from builders standard samples
- Engineered hardwood in the kitchen, dinette, & great room*
- High density upgraded under pad with superior grade carpets in all other rooms
- This home includes a high efficiency furnace, ERV system and air conditioning. It is built to Energy Star standards (20% more efficient than a new Ontario Building Code built home.)
- Energy Star rated home
- Quality craftsmanship built by Legendary Lucchetta

* Indicates an optional upgrade included in the purchase price

08/28/2023