

# INVENTORY HOME

WINTER  
SALE

SAVE  
\$30,000



## 12 BRAUN AVE.

NORTHCREST ESTATES, TILLSONBURG

### THE DETAILS

PRICE	\$ 787,000
CLOSING DATE	Available Now
LOT NUMBER	4, PHASE 2
BEDROOMS	5
BATHS	3.5
SQFT	2,633
GARAGE	2
MODEL	NEWPORT

**HAYHOE™**  
—HOMES—



**SALES PROFESSIONAL**

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# S I T E P L A N



**12 BRAUN AVE.**

## EXTERIOR FEATURES:

## KEYLESS ENTRY

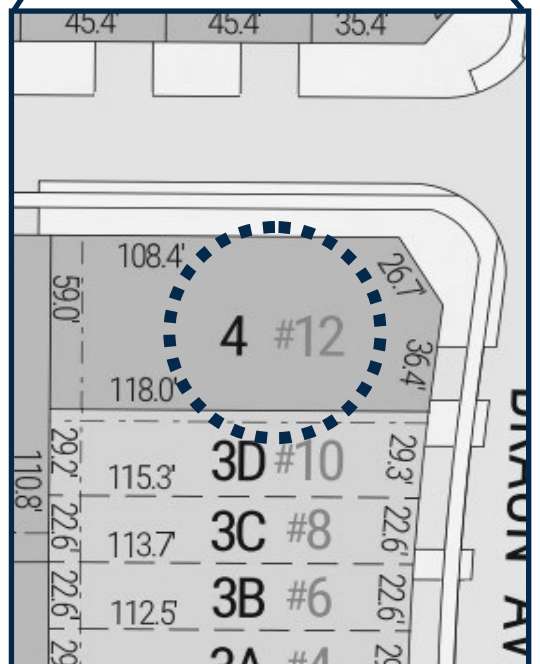
## TREATED WOOD DECK

## BBQ GAS LINE

## ASPHALT DRIVEWAY

## WALKING TRAILS

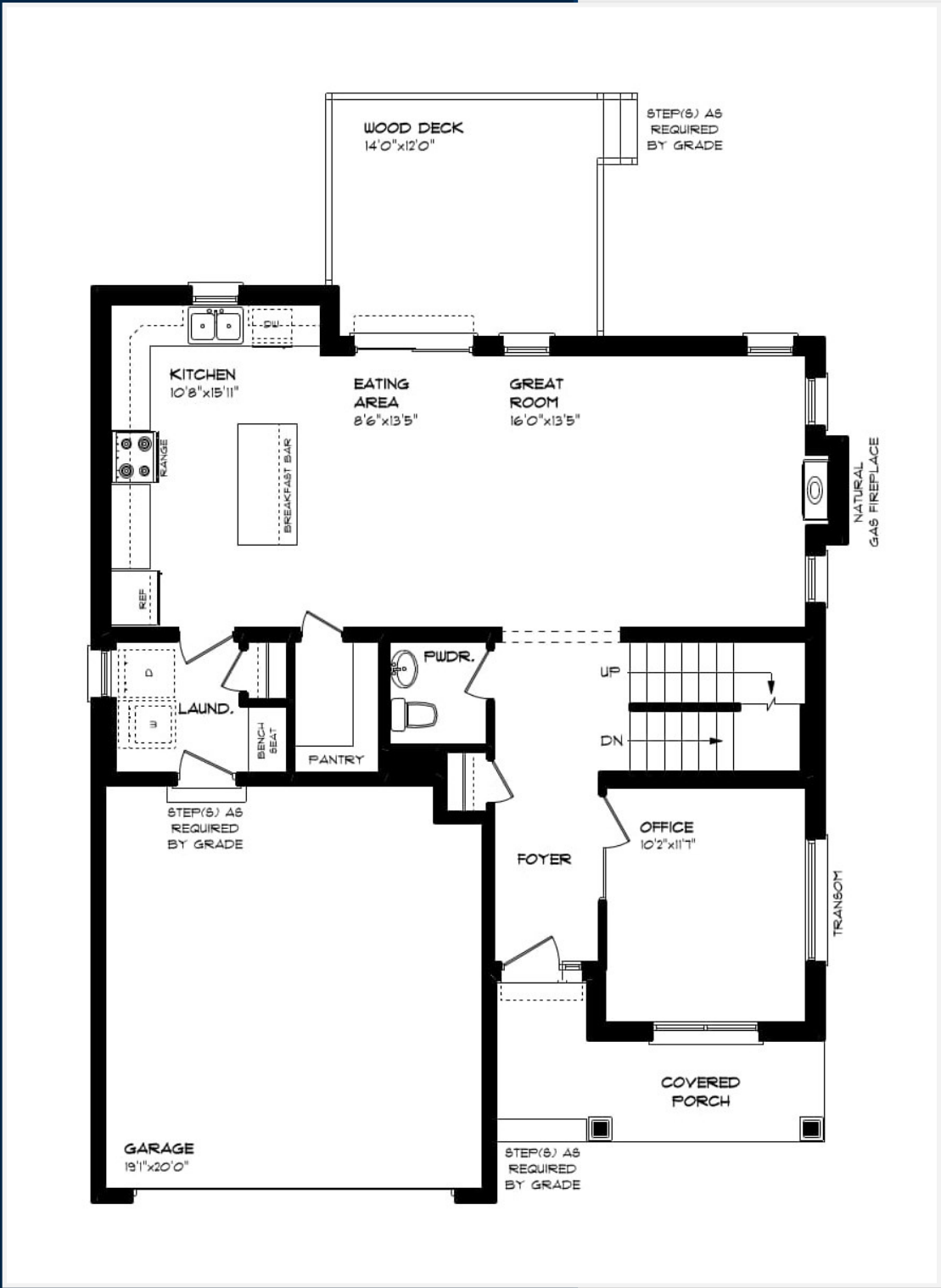
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—•HOMES•—



# NORTHCREST ESTATES

# MAIN FLOOR

12 BRAUN AVE., TILLSONBURG



- MAIN FLOOR LAUNDRY
- CUSTOM CABINETRY & HOOD
- HARDWOOD FLOORING
- TILED FLOORING
- QUARTZ COUNTERTOPS
- KITCHEN BACKSPLASH
- GAS FIREPLACE

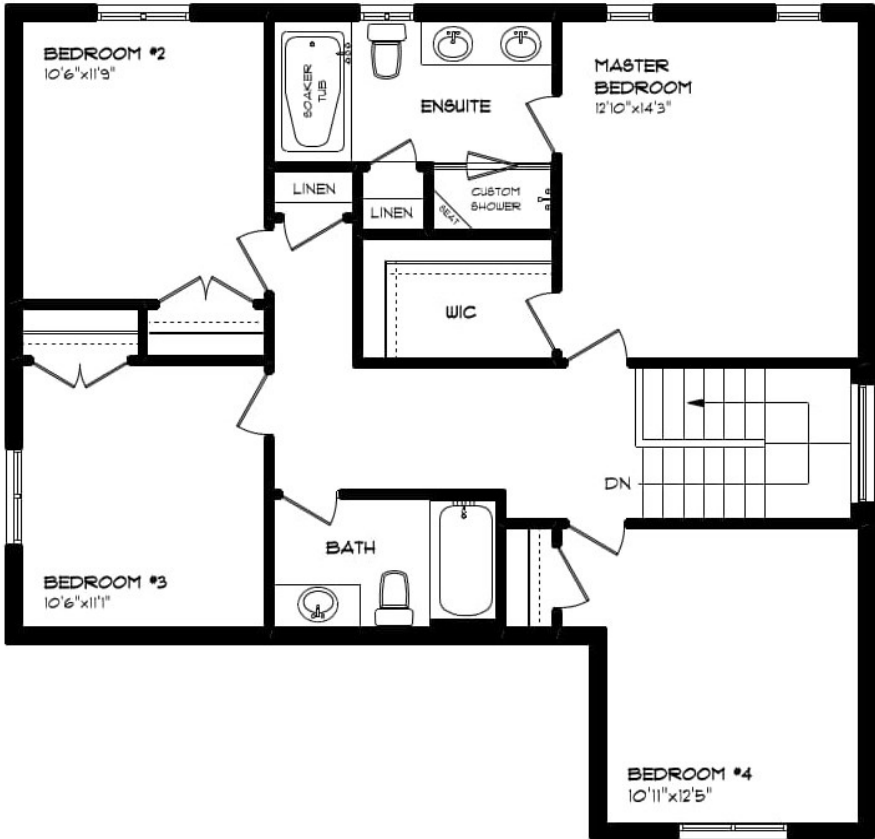
MAIN FLOOR:  
APPROX 1,057 SQFT





# SECOND FLOOR

12 BRAUN AVE., TILLSONBURG



SOAKER TUB

WALK-IN CLOSET

CARPET FLOORING

DOUBLE ENSUITE VANITY

TILED FLOORING

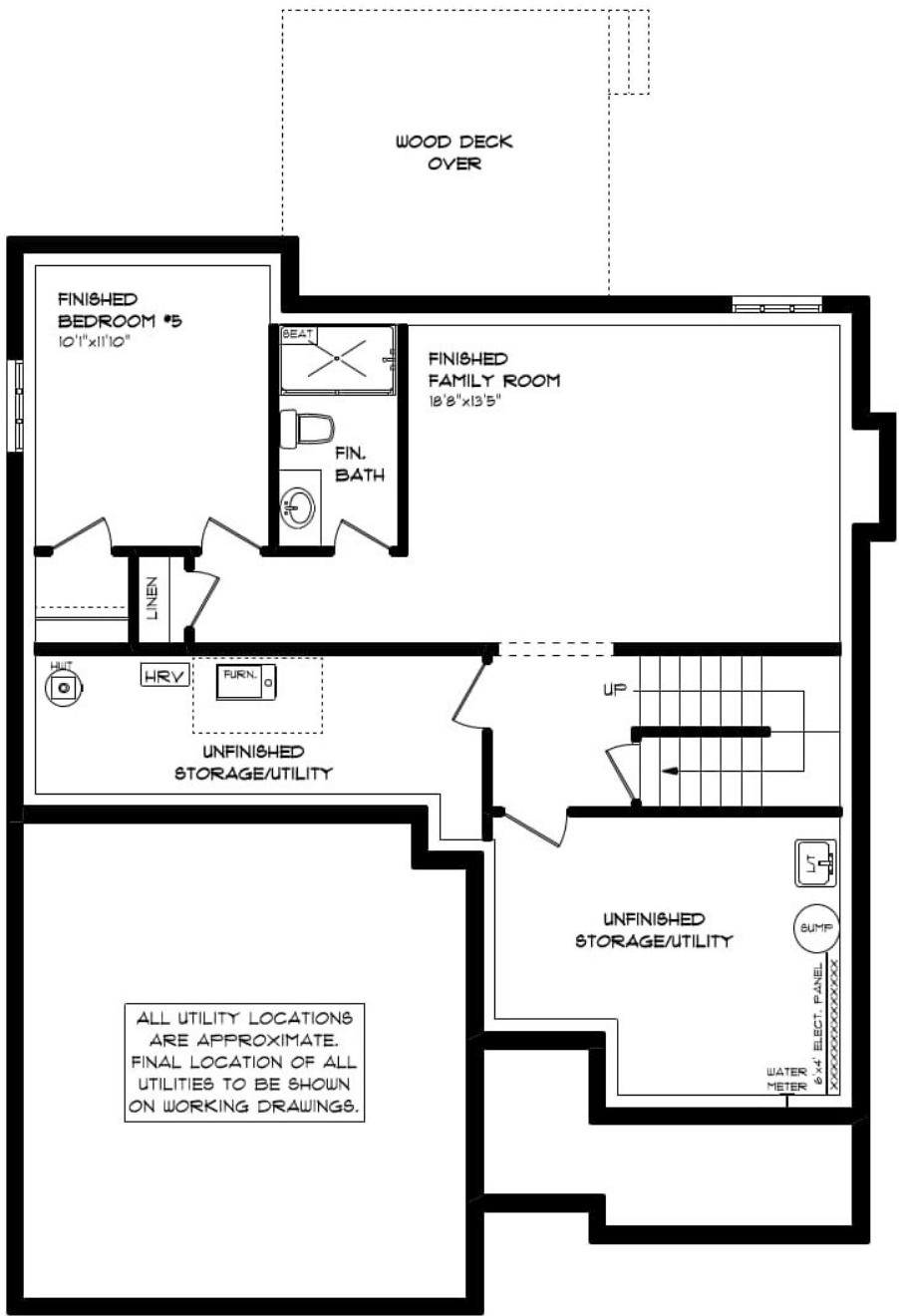
CUSTOM GLASS SHOWER

SECOND FLOOR:  
APPROX 1,033 SQFT



# BASEMENT

12 BRAUN AVE., TILLSONBURG



AIR CONDITIONING  
GAS FURNACE WITH HRV  
HUMIDIFIER  
NEW HOME WARRANTY  
FINISHED FAMLIY ROOM  
FINISHED BATHROOM  
FINISHED BEDROOM

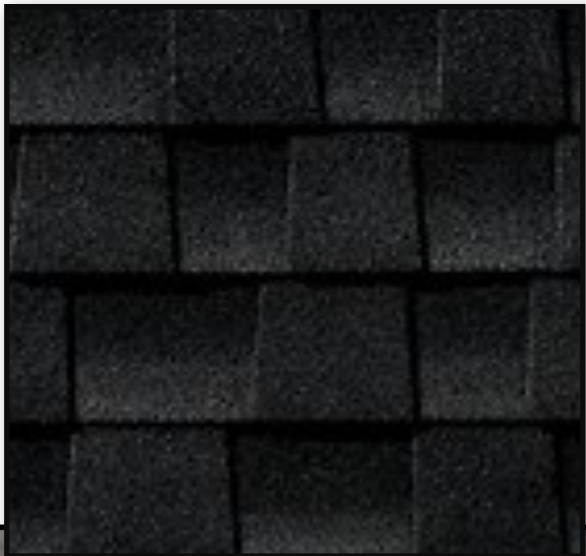
BASEMENT:  
543 SQFT

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# EXTERIOR FINISHES

12 Braun Ave.

SHINGLES



SIDING



STONE



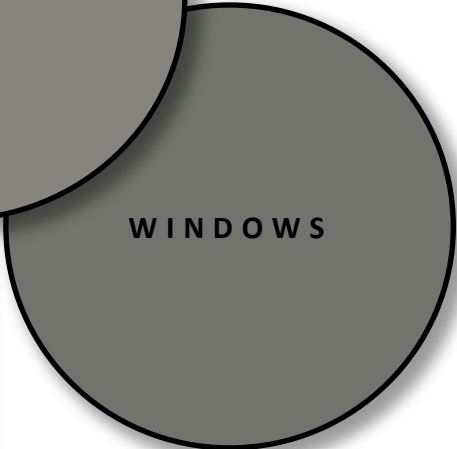
BRICK



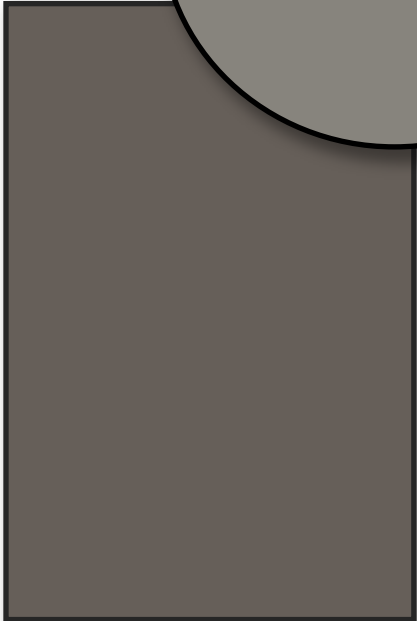
FRONT  
DOOR



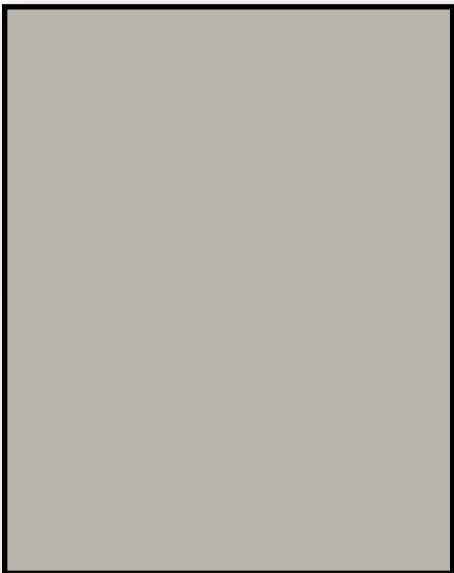
WINDOWS



GARAGE DOOR



ALUMINUM



# INTERIOR FINISHES

12 Braun Ave.

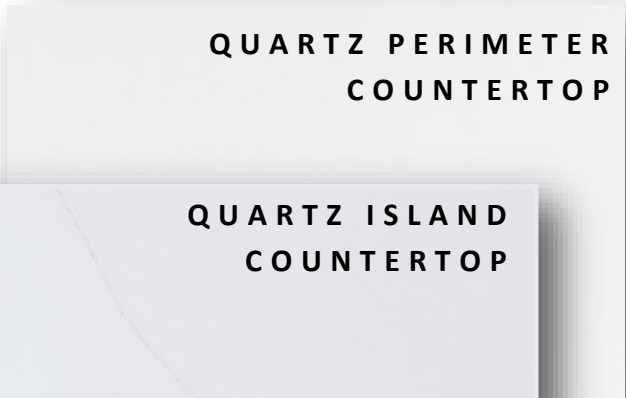
KITCHEN BACKSPLASH



HARDWOOD



QUARTZ PERIMETER  
COUNTERTOP



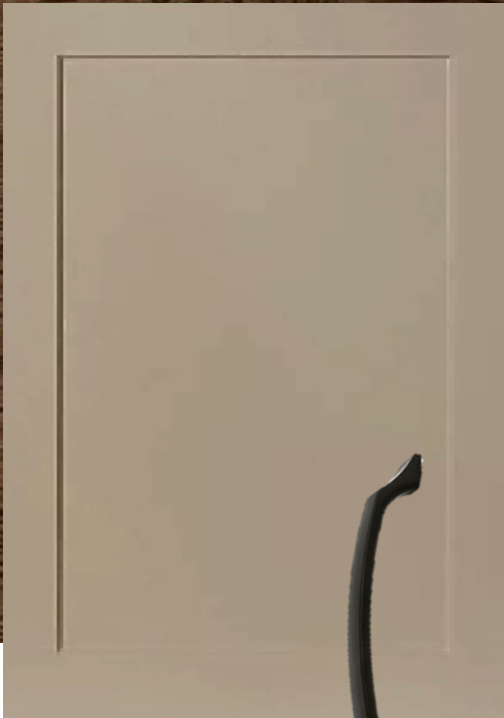
QUARTZ ISLAND  
COUNTERTOP



PAINT  
COLOUR



MAIN FLOOR TILE



PAINTED  
KITCHEN  
ISLAND



PAINTED  
KITCHEN  
PERIMETER

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COLOURS SHOWN MAY VARY FROM INSTALLED MATERIALS. E & O.E

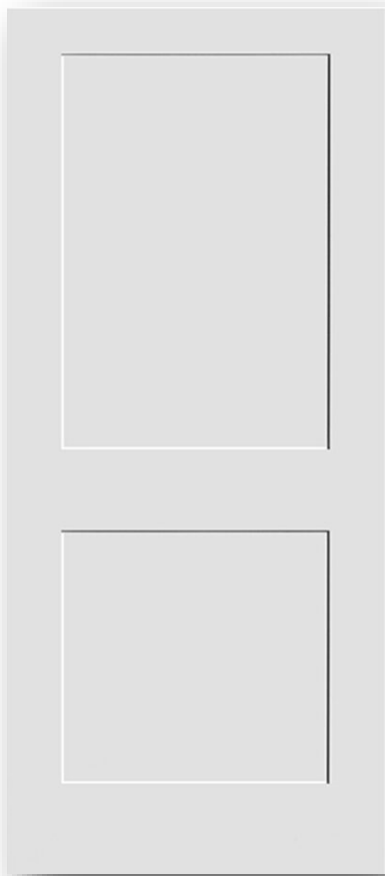
CREATED MAY 14, 2025



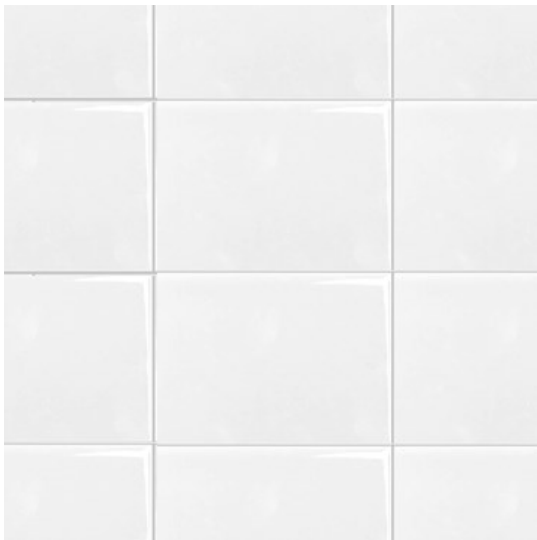
# INTERIOR FINISHES

12 Braun Ave.

INTERIOR DOOR STYLE



CARPET



ENSUITE SHOWER TILE  
& TUB SURROUND

QUARTZ  
MAIN BATH  
COUNTERTOPS



QUARTZ ENSUITE  
COUNTERTOPS



STAINED  
ENSUITE  
CABINETY



STAINED  
MAIN BATH  
CABINETY



ENSUITE  
FLOOR TILE

MAIN BATH  
FLOOR TILE



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CREATED MAY 14, 2025