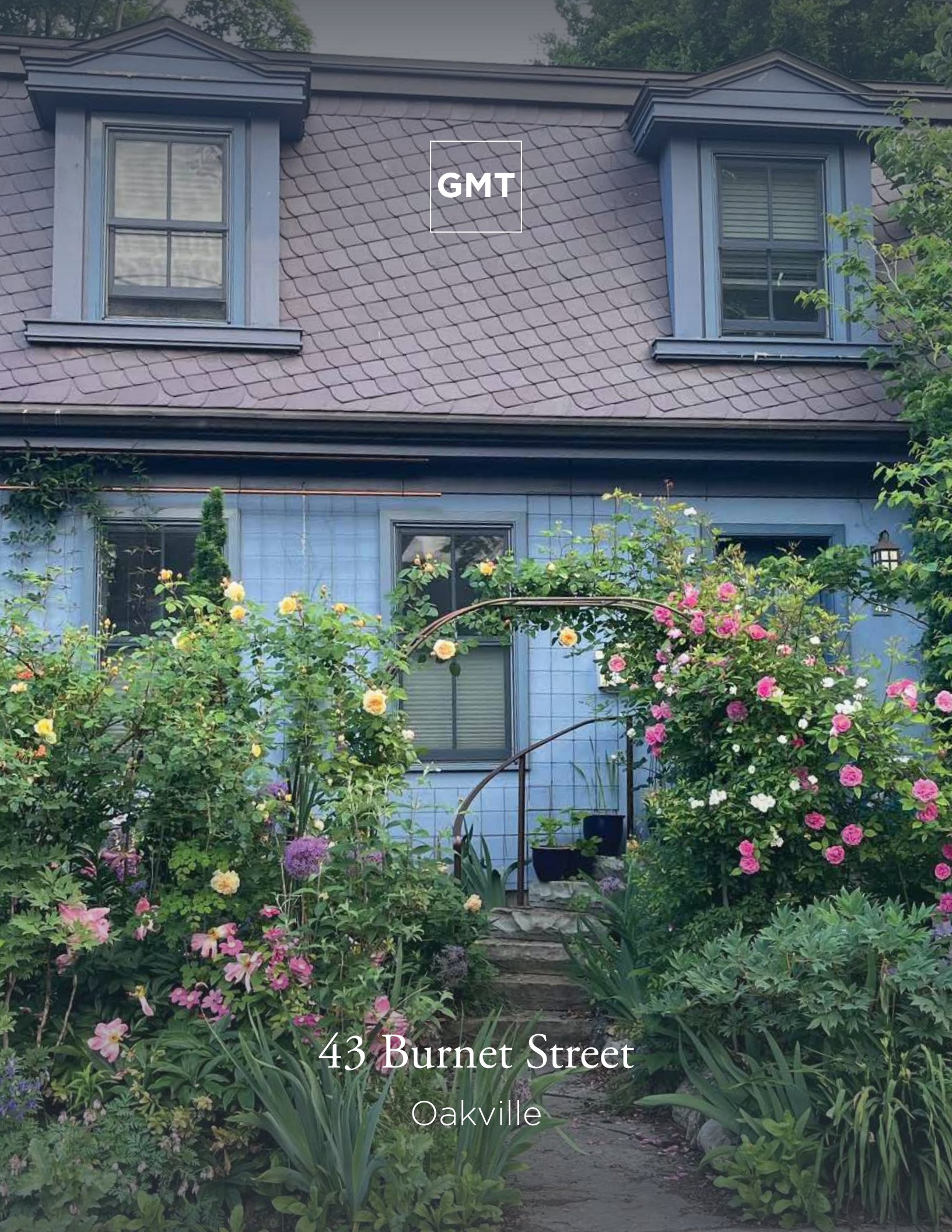




GMT

43 Burnet Street
Oakville

Welcome to 43 Burnet Street

You may already know this home. Perhaps you've admired it from afar or simply given it a nod or smile when passing by. It's hard not to notice charm, and with its timeless slate roof and recently refreshed periwinkle exterior, 43 Burnet has plenty of it.

Brimming with character from the outside in, this fully renovated 3-bedroom, 2.5-bath home offers the perfect retreat in the equally charming lakeside community of West Harbour.

The contemporary floor plan is anchored by a large addition spanning the width of the home, with wall-to-wall windows overlooking and opening onto your own secret garden. Bursting with greenery and abundance, it feels wonderfully removed from the everyday, with a natural stone patio overlooking the flowing pond and numerous bird species providing the soundtrack.

The converted garage, now a garden shed, makes an excellent potting space or work studio. And with 64' of frontage, there is also the opportunity to create your own double garage when the time is right.

Inside, travertine floors, cherry cabinetry, wide-plank hardwood and updated millwork meet three generously sized bedrooms, including a spacious primary with a large ensuite. Upper-level laundry adds everyday convenience, while the abundance of windows fills the home with natural light.

And not to be missed is the lower level, with a wonderfully usable tv room and a full bathroom that is unfinished but fully plumbed and ready for completion.

A home with genuine character, an exceptional garden and a sense of escape - right in the heart of West Harbour.

THE GOODALE MILLER TEAM

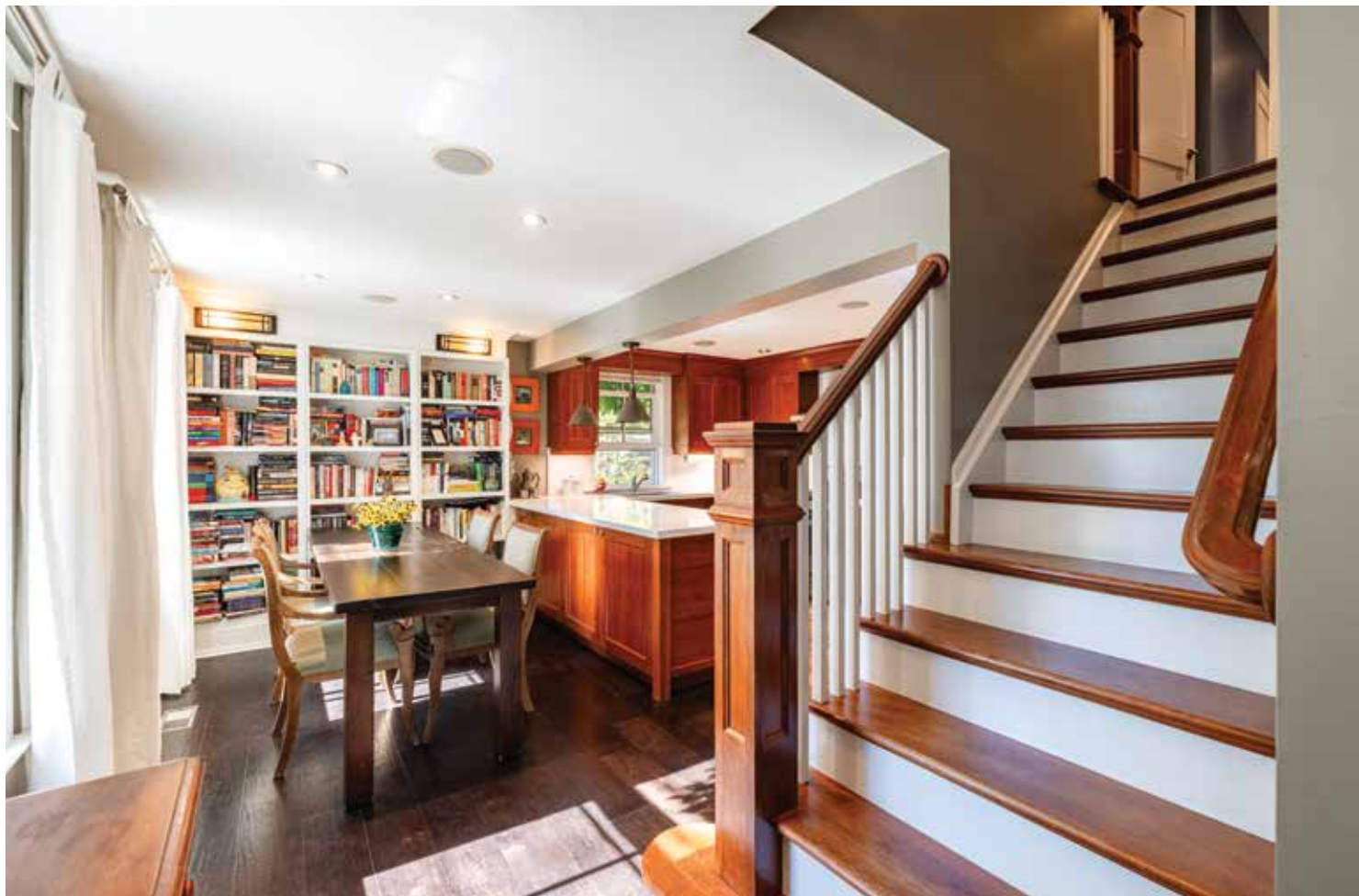
Listing Agents: Brad Miller, Kieran McCourt & Bronwen Cockcroft



Property Highlights

BEDS	3
BATHS	2.1
LOT SIZE	64.23' x 96.97' x 64.20' x 96.85'
ABOVE GRADE	1,558 sq ft
TOTAL SQ FT	2,037 sq ft
TAXES	\$8,253 / 2026







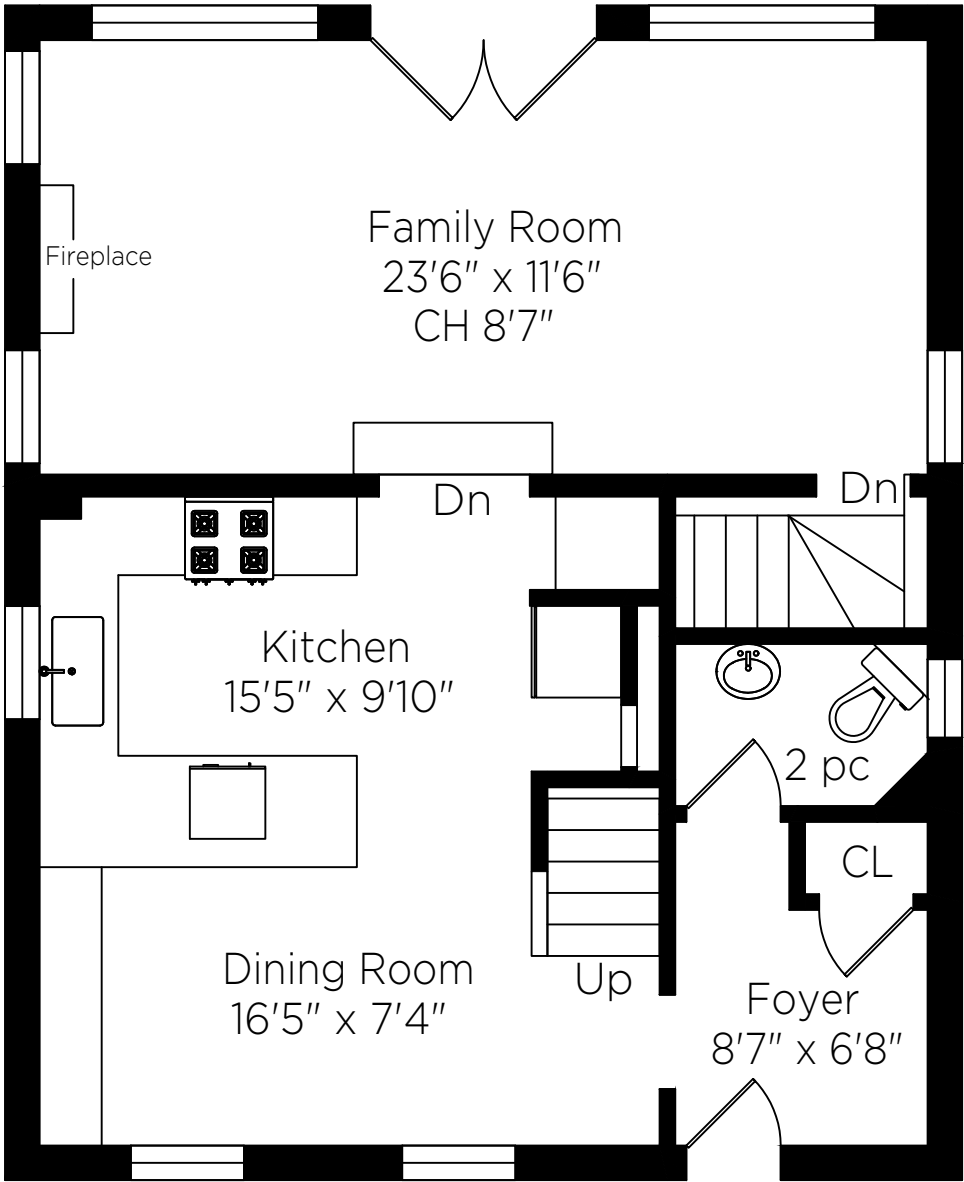








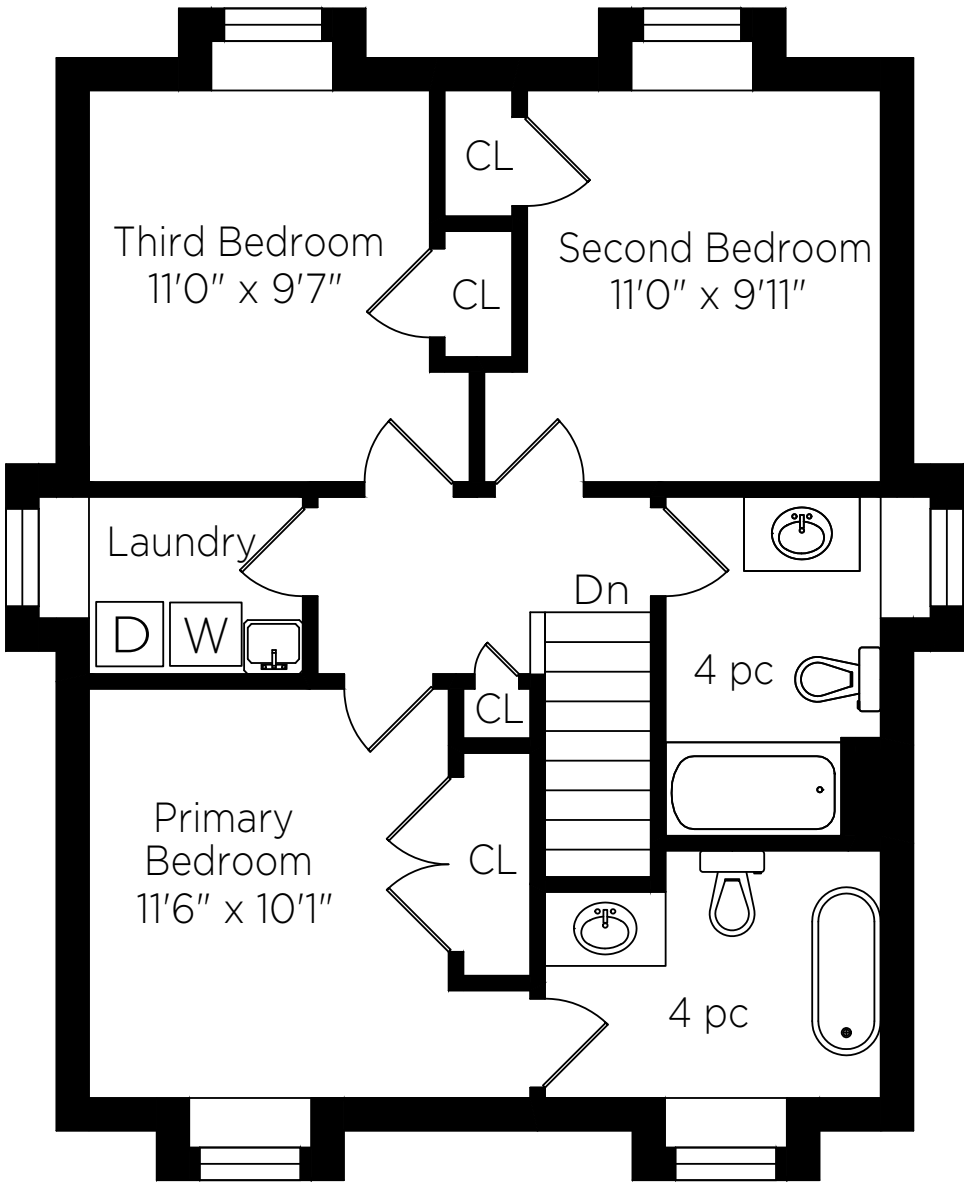
Main Level Floor Plan



Main Floor
789 Square Feet

*Room sizes should be considered approximate since measurements are subject to certification.

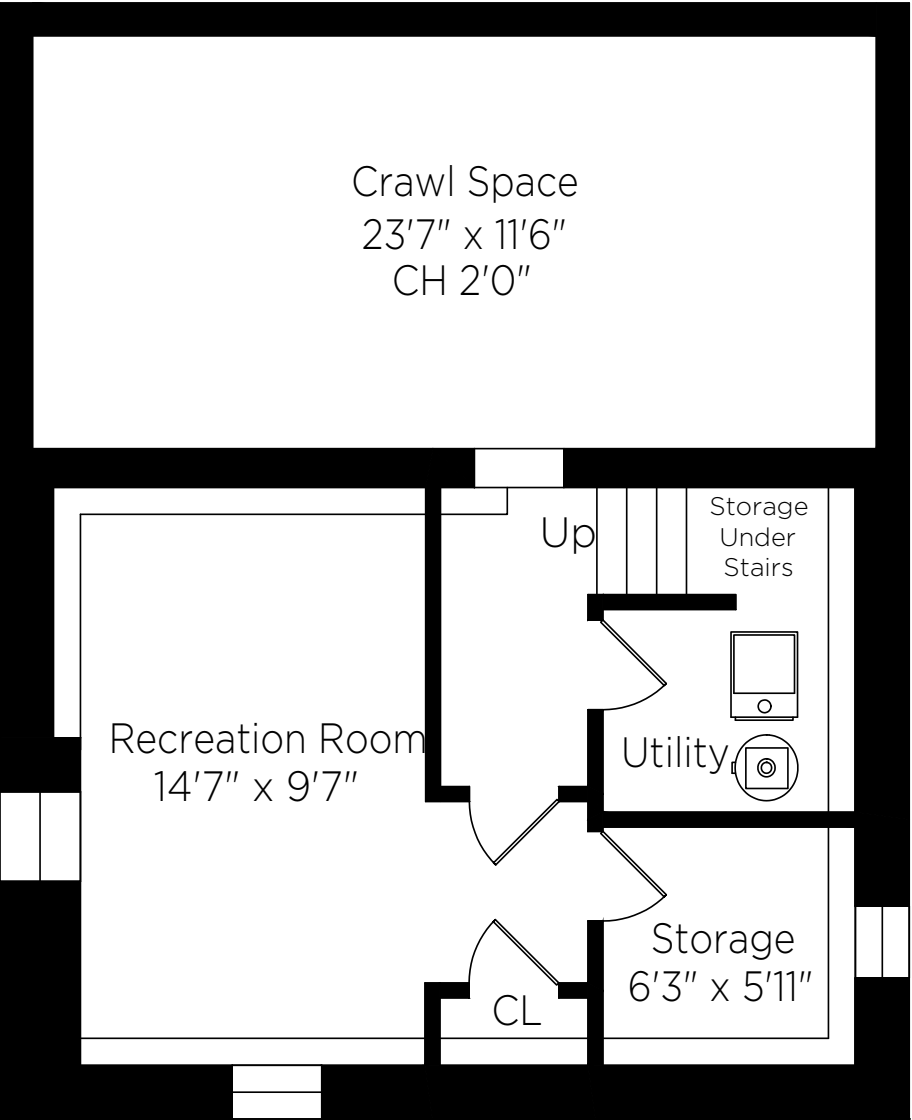
Second Level Floor Plan



Second Floor
769 Square Feet

*Room sizes should be considered approximate since measurements are subject to certification.

Lower Level Floor Plan



Lower Level
479 Square Feet

*Room sizes should be considered approximate since measurements are subject to certification.

Features

GENERAL

- Permits for lower-level bathroom plumbing have been approved and closed
- Roof membrane was recently inspected and is in good wear
- Exterior was recently refreshed and inspected

INCLUSIONS

- Fridge
- Stove
- Dishwasher
- Window treatments
- Electric light fixtures
- Garden arbours

EXCLUDED

- Microwave
- Garden objects including bird feeder and trellis’s
- Several plantings - TBA in accordance with Buyer preferences

*Notwithstanding any items identified as features or inclusions or exclusions in this brochure, only those items identified as inclusions in the Agreement of Purchase and sale will be deemed an inclusion.



About The Neighbourhood

Central Oakville is a vibrant pocket just west of Sixteen Mile Creek, where small-town charm meets downtown convenience. From Kerr Village and the new Trafalgar Park Community Centre to the nearby yacht club, YMCA and lakefront trails, the neighbourhood offers a lifestyle that is active, walkable and connected. Its tree-lined streets, boutique shops and cafés give the area an inviting character that feels both modern and rooted in community.

Life here is dynamic yet welcoming. Neighbours cross paths at local coffee shops, children play in leafy parks, and weekends are often spent exploring downtown Oakville’s restaurants and waterfront. Annual events like Kerr Fest and daily meet-ups at Kerr Street cafés give Central Oakville its lively, close-knit energy.



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