

FEATURES & IMPROVEMENTS

216 BRISBANE DRIVE

Builder & Style

Crafted by the renowned Jeremy Rutenberg, this home showcases a timeless architectural style that perfectly blends Craftsman charm with Traditional elegance. Designed for both beauty and function, it has been lovingly maintained and thoughtfully updated over the years, ensuring comfort, quality, and peace of mind for its next owners. A Home Built to Last From the start, every detail reflects the hallmark of a Rutenberg home. The basement was finished by the builder at the time of purchase (2004), ensuring the same level of craftsmanship as the main level. French doors were added to the gym, and it was plumbed for gas, creating options for a future fireplace or kitchenette. The upstairs loft also gained an elegant French door, adding style and versatility. In addition, an unfinished room in the basement already has a framed closet and an HVAC vent in place, making it very easy to complete as a seventh bedroom. This would be ideal for independent living space for an in-law suite or other multi-generational needs.

Modern Comforts & Stylish Updates

The kitchen has been beautifully renovated with upgraded, soft close cabinetry, granite countertops, a new sink and faucet, and a stylish backsplash. A chef's dream, it features double stainless convection ovens (2024) along with newer appliances including a microwave and dishwasher (2020–2022). Hardwood floors on the main level were fully replaced in 2017, bringing warmth and durability. All interior walls freshly painted in September 2025, giving the home a fresh, bright, updated feel.

Peace of Mind with Mechanical Upgrades

This home has been meticulously cared for, with semi-annual HVAC service since new. Main floor unit replaced in Fall 2021. Top floor unit replaced 2019–2020 (Lennox), with a brand-new coil installed in 2024 under warranty. Water heater replaced Fall 2017. Roof completely re-shingled in 2014. Exterior freshly painted in Fall 2024 with Sherwin Williams SuperPaint. All interior walls painted in September 2025. Roof inspection (Owens Corning Duration shingles) and recommended maintenance completed September 2025 — receipt, drone video, and photos available upon request. Full home wildlife exclusion (warranty) performed by Arrow Exterminators in September 2025, ensuring no worries about critters while living among the trees. With maintenance records and invoices organized for review, buyers can feel confident in the home's condition.

Outdoor Living & Details That Matter

Enjoy grilling made easy with a gas line on the deck, perfect for cookouts with friends and family. A custom brick planter box, built by the original builder, adds charm and functionality to the backyard. For future projects, extra original brick remains on site, allowing seamless additions or custom touches. The home has been under continuous protection with Pestban's in-wall system since 2005, along with termite monitoring and treatment from day one.

The Takeaway

With its Rutenberg construction, timeless design, consistent updates, and even room to expand, 216 Brisbane Drive is more than a house — it's a well-cared-for home with a story of quality, craftsmanship, and thoughtful improvements that make it stand out for years to come.