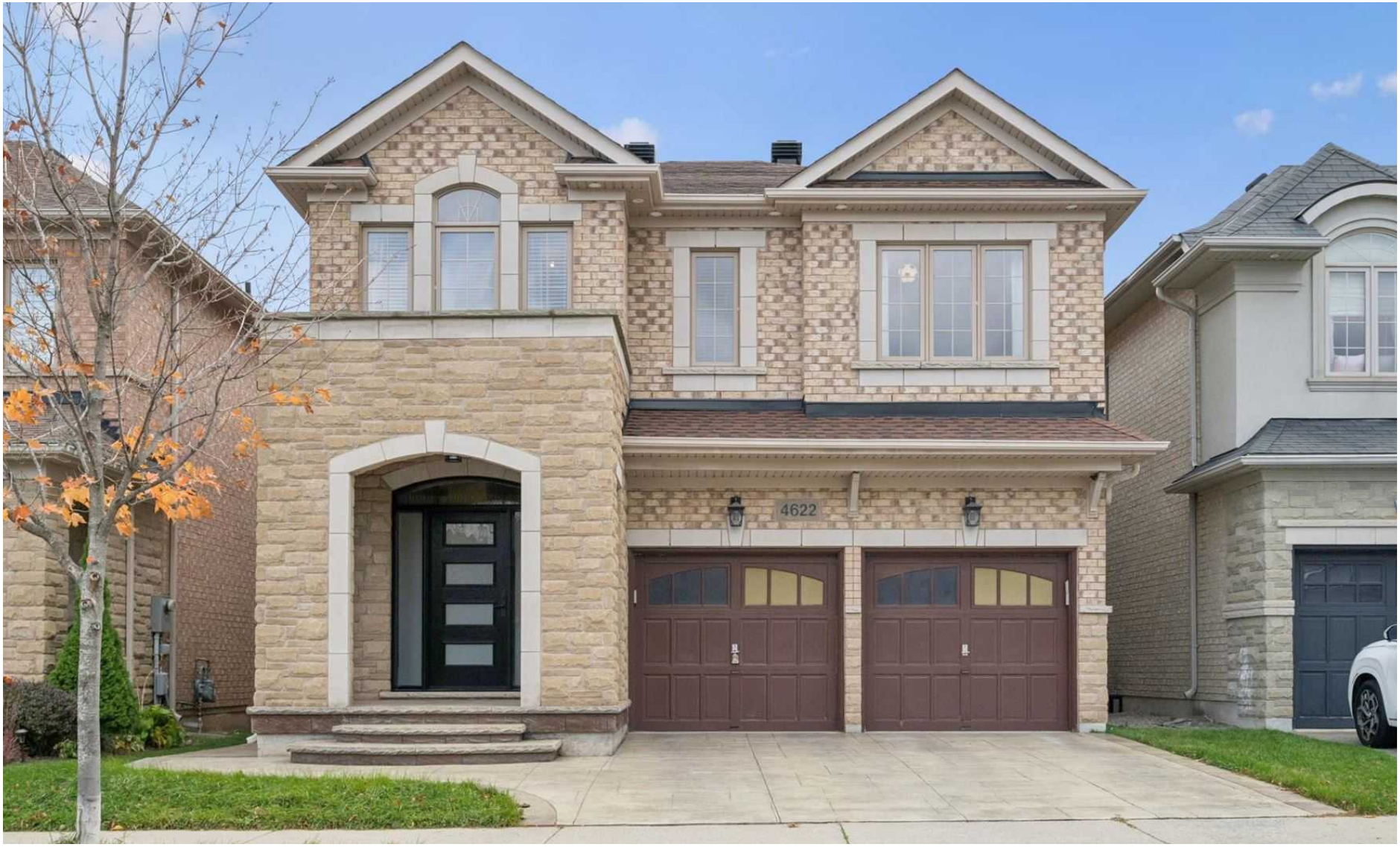
JAMES NEIL
sales representative

RE/MAX
Aboutowne Realty Corp., Brokerage



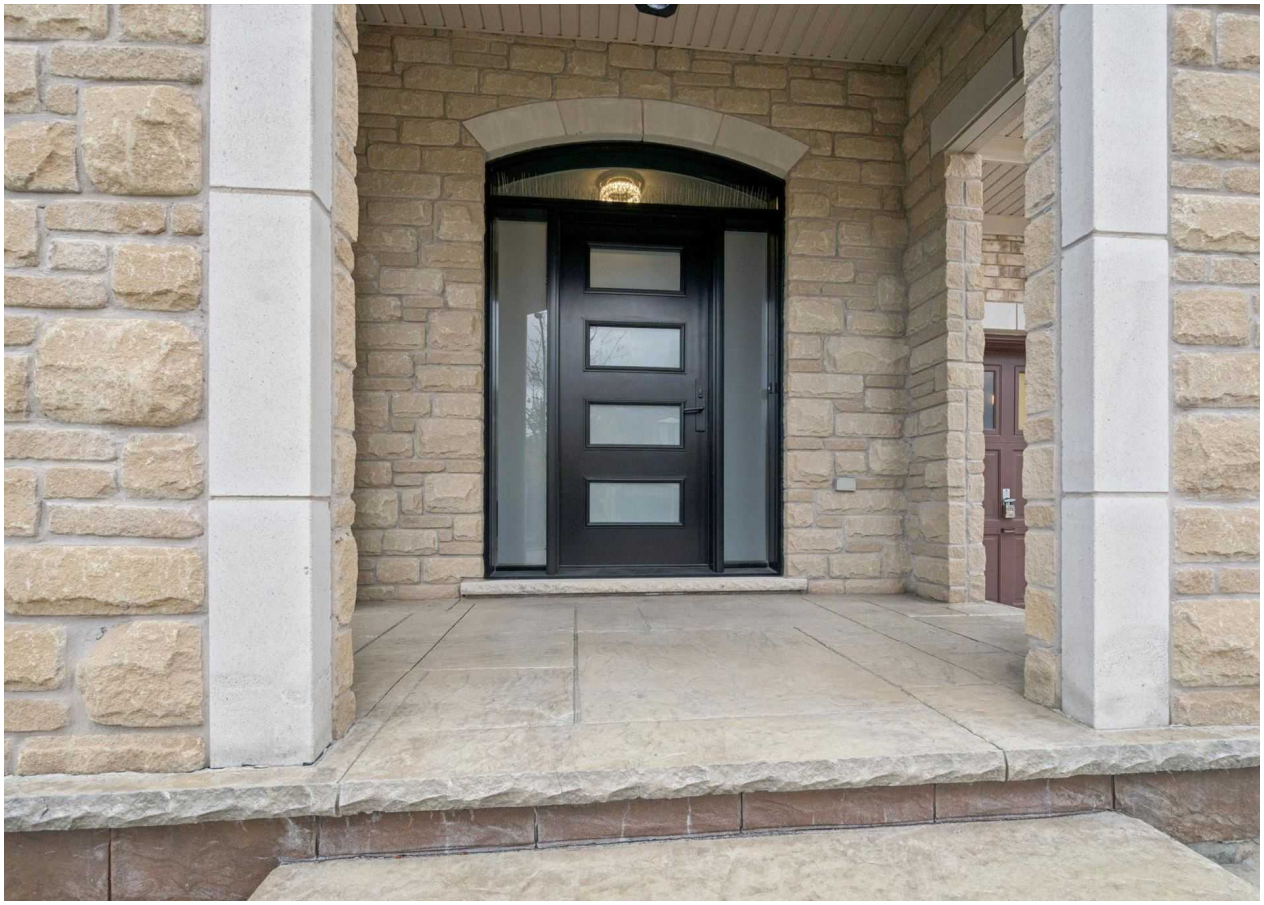
4622 Irena Avenue

BURLINGTON

Welcome to 4622 Irena Avenue in Burlington's Alton Village. Built by Fernbrook, this four-bedroom home offers 2,170 square feet plus a lower level finished in 2025.

The main floor features nine-foot ceilings and a gas fireplace in the living and dining room. Upstairs, two full bathrooms and bedroom-level laundry provide everyday convenience.

Owner upgrades include hardwood flooring and ceramic tile, updated kitchen with high-end appliances, backsplash and modern finishes. Updated stair pickets and recently finished lower level, heat pump and an owned tankless water heater. Exterior lighting, a stamped concrete driveway, walkway and rear patio extend the improvements outdoors.





FIRST IMPRESSIONS

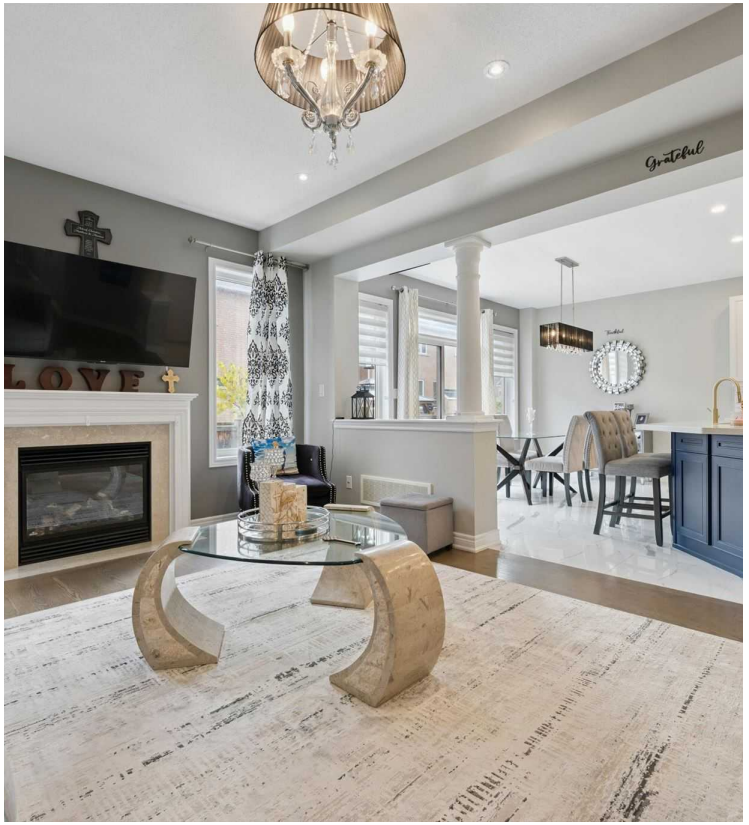
A stamped concrete double driveway and walkway lead to the covered front porch. The upgraded front door opens into a spacious foyer, where newer flooring and a large coat closet create a welcoming and practical entrance.

LIVING & DINING ROOM

(18’10” × 12’9”)

Open to the kitchen, this spacious room offers flexibility for both living and dining, and is currently arranged as one generous living area. Multiple windows bring in plenty of natural light, while the gas fireplace adds warmth and a comfortable focal point.


LOVE


LOVE
Grateful




LOVE







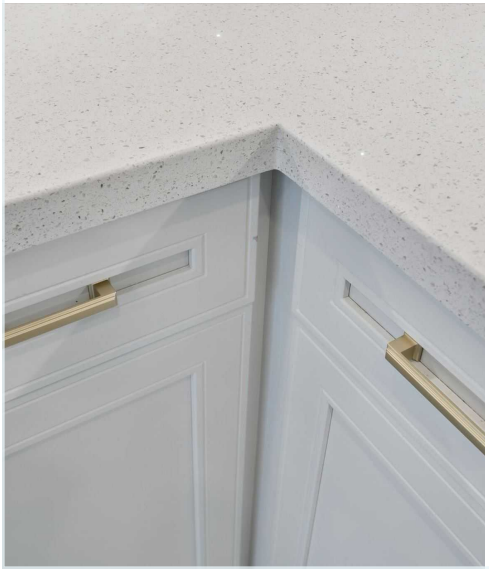
KITCHEN

(13’9” × 14’4”)

The kitchen features upgraded finishes and fixtures, a gas stove, and an island with breakfast bar seating. An adjoining breakfast area provides room for everyday meals, while the open connection to the living and dining room keeps the main floor feeling connected.











BREAKFAST AREA

(6’9” × 14’4”)

This bright breakfast area offers a comfortable spot for everyday meals, with a walk-out to the deck and backyard that makes outdoor dining easy.



POWDER ROOM

(4’8” × 5’5”)

Conveniently located on the main floor, the powder room features upgraded flooring and neutral décor.







PRIMARY BEDROOM

(12'11" × 16'2")

The generous primary bedroom features hardwood flooring, a walk-in closet and a private en suite bathroom. Large windows overlook the backyard and bring in plenty of natural light, complemented by a neutral colour palette.



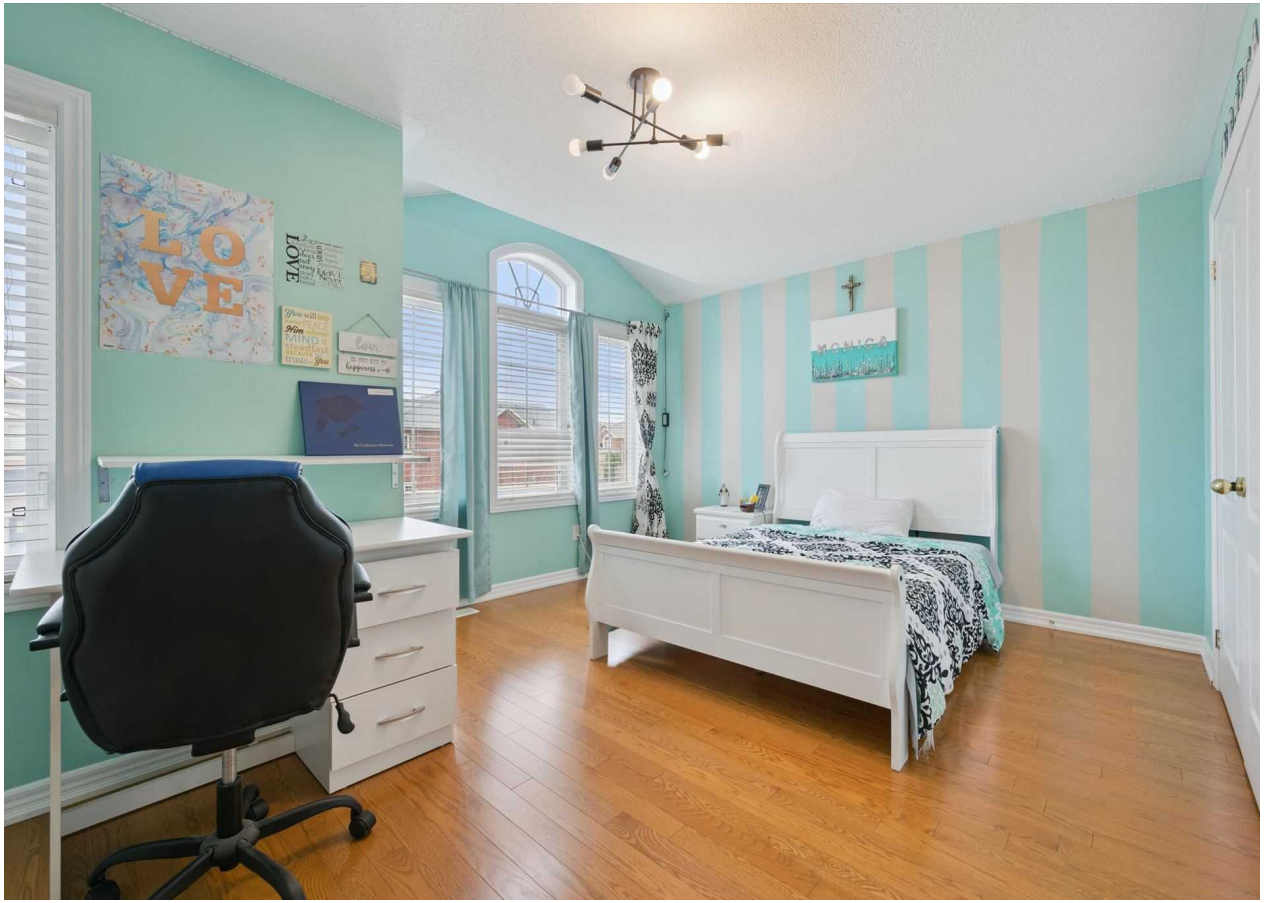


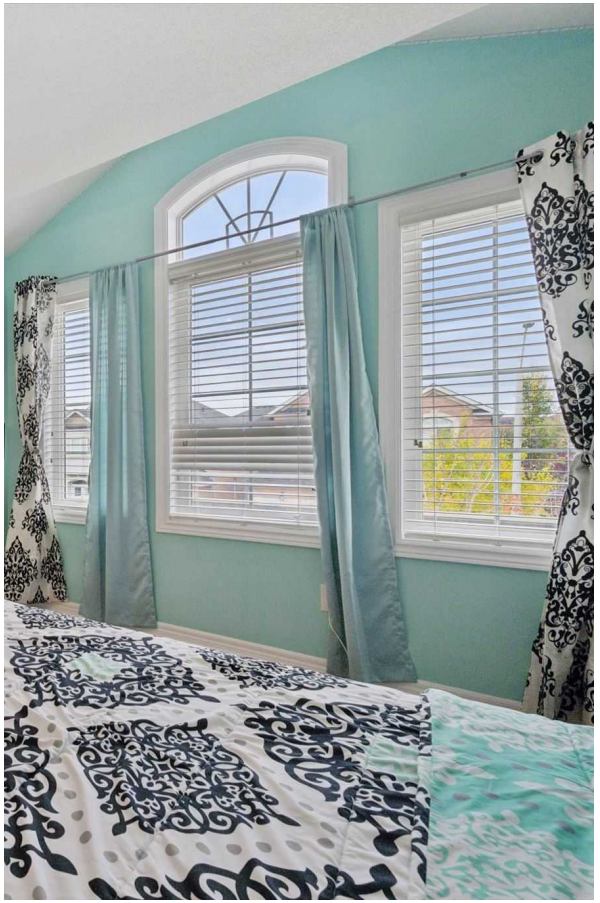


PRIMARY EN SUITE

(9’1” × 11’9”)

The primary en suite features a double vanity, a large soaker tub and a separate glass shower, providing space for both everyday routines and a relaxing soak.





BEDROOM

(14’1” × 16’4”)

This spacious bedroom features hardwood flooring, a double closet and plenty of natural light.



BEDROOM

(11’7” × 12’7”)

Hardwood flooring, a double closet and a large front-facing window make this bedroom a bright, practical space.



BEDROOM

(9’0” × 11’9”)

This bedroom features hardwood flooring and a closet, with flexibility for use as a bedroom or home office.



MAIN BATHROOM

(5’0” × 7’10”)

Located on the bedroom level, this four-piece bathroom serves the additional bedrooms.



LAUNDRY

(5’6” by 7’11”)

Bedroom-level laundry keeps everyday chores close at hand, with storage and a laundry tub adding practicality.

RECREATION ROOM

(21’1” by 27’7”)

Finished in 2025, the spacious lower-level recreation room offers room for relaxing, entertaining and working from home, with built-in shelving, an entertainment area and an office nook. An unfinished storage area and a cold room beneath the front porch provide additional storage.


Blessed







BACKYARD

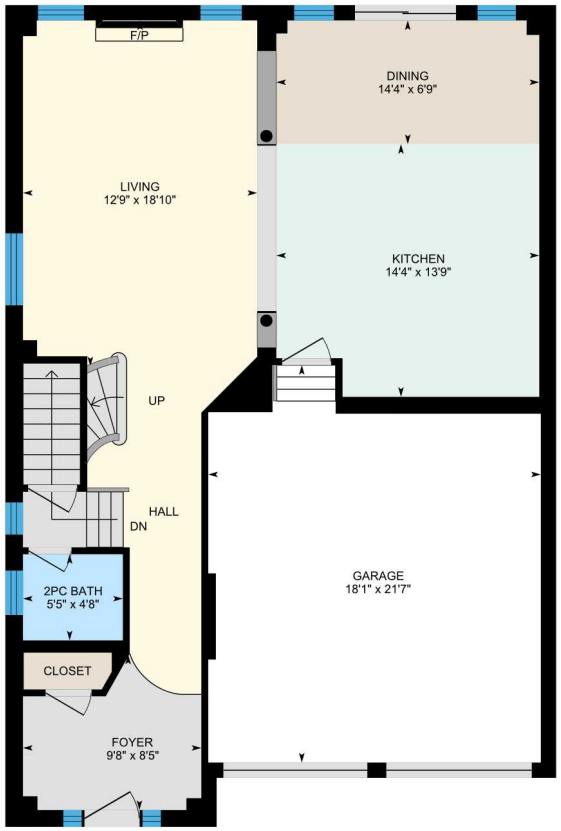
A deck off the kitchen leads to an extensive two-level patterned concrete patio, providing space for outdoor dining, lounging and entertaining. The low-maintenance backyard offers more time to enjoy the outdoors with less upkeep.





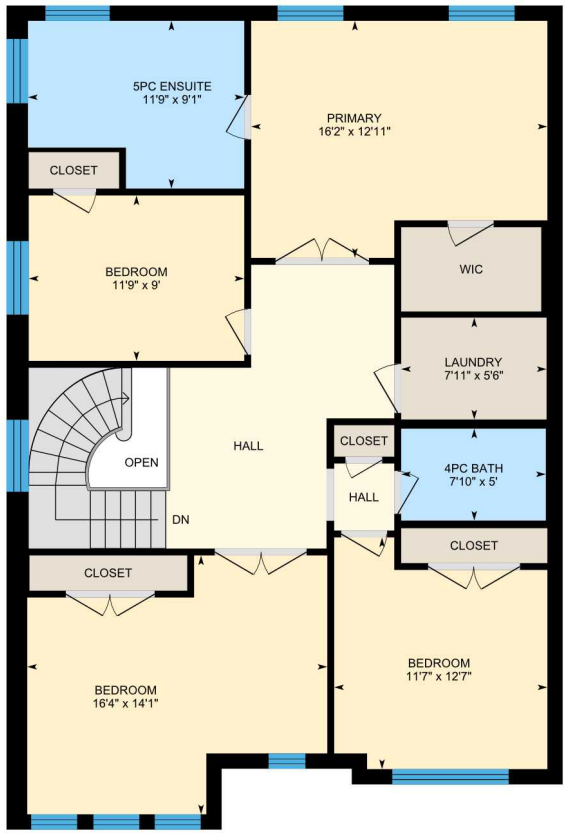






MAIN

900 square feet



SECOND

1,270 square feet



BASEMENT

890 square feet

ALTON VILLAGE

In The Neighbourhood

Set in Burlington's Alton Village, 4622 Irena Avenue is close to schools, parks, recreation facilities and everyday essentials.

Nearby Norton Community Park offers sports fields, playgrounds and space to enjoy the outdoors. Haber Recreation Centre provides indoor recreation opportunities, while the neighbouring Alton Branch of the Burlington Public Library adds another useful community resource.

Shops, grocery stores, restaurants and services along Dundas Street and Appleby Line make daily errands convenient. Local schools are close by, and commuters have access to Highway 407, the QEW and Appleby GO Station.

With recreation, shopping and community amenities nearby, Alton Village offers a convenient setting for everyday life.

4	2.5	2,170
bedrooms	bathrooms	square feet

Lot Size: 36.15’ by 85.22’

Property Taxes: $7,188 (2026)

Legal Description: LOT 157, PLAN 20M1079; City of Burlington

Possession: flexible

Inclusions:

Electric Light Fixtures, Window Blinds, Fridge, Stove, Dishwasher, Washer, Dryer, Tankless Hot Water Heater, Heat Pump, Freezer in Lower Level, Air Hockey Table, Garage Door Openers, Central Vacuum and Attachments

Exclusions:

Draperies and Rods

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