

THE ARCADIAN

REALTY TEAM NEWSLETTER

SEPTEMBER 2026 | Burlington Edition



FOR SALE

282 Carrington Drive, Guelph

Welcome to 282 Carrington Dr., a fully finished 2 1/2 storey detached home in Guelph's Kortright West offering over 2,300 sq ft of living space, two primary suites with private ensuite baths, and a lower-level walk-out with a second kitchen ideal for multi-generational living or income potential. Situated on a private lot backing onto greenspace, this versatile home features a private rooftop deck, double-car garage, and convenient access to Rickson Ridge Public School, the University of Guelph, and Highway 401.

4 BED | 4+1 BATH | \$969,900



FOR SALE

20 Speers Road Suite #304, Oakville

SELLER WILL PAY 6 MONTHS OF CONDO FEES UPON CLOSING! At 731 sq ft, the space is noticeably larger than many newer one-bedroom units. Nestled between Sixteen Mile Creek and the vibrant Kerr Village, this spacious condo offers a rare blend of nature, walkability, and downtown convenience. Just a 10-minute walk to Oakville GO Station and minutes to the QEW.

1 BED | 1 BATH | \$392,000



SOLD

1401 Plains Road E Unit #87, Burlington

Exceptional Branthaven executive end-unit townhome, privately set within an upscale, beautifully landscaped complex just steps from downtown, the lake, restaurants, shopping, and effortless GO Station and highway access, with a bright end-unit layout that floods the home with natural light. Featuring a magazine-worthy main level, three bedrooms, stylish updates throughout, smart-home enhancements, and a move-in-ready interior.

3 BED | 1+1 BATH | \$735,000

Have questions about your neighbourhood market? We are here to help!

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CENTURY 21.
Miller Real Estate Ltd.

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YOUR MARKET REPORT

DETACHED HOMES

AREA	# OF SALES	AVG. SALE PRICE
Appleby	13	\$1,077,000
Brant	11	\$1,528,182
Alton	9	\$1,296,567
Orchard	9	\$1,216,111
Brant Hills	7	\$1,086,653
Shoreacres	7	\$1,735,214
Rose	6	\$1,538,750
Roseland	6	\$1,805,000
Bayview	5	\$2,361,300
Mountainside	5	\$883,000
Tyandaga	4	\$1,864,750
Palmer	3	\$909,333
Headon	2	\$1,190,000
LaSalle	2	\$1,732,500
Rural Burlington	2	\$2,025,000
Freeman	1	\$772,750

SEMI-DETACHED, TOWNHOMES, ROW AND LINKS

AREA	# OF SALES	AVG. SALE PRICE
Appleby	7	\$878,143
Alton	6	\$901,417
Shoreacres	3	\$745,000
Brant	2	\$825,900
Headon	2	\$962,500
Mountainside	2	\$731,700
Palmer	2	\$882,500
Tyandaga	2	\$925,000
Brant Hills	1	\$830,000
Orchard	1	\$940,000
Rose	1	\$900,000
Uptown	1	\$900,000

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BROKERAGE

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NEIGHBOURHOOD GUIDE: ROSELAND



NEIGHBOURHOOD VIBE

A peaceful and family-friendly neighbourhood with tree-lined streets and a strong sense of community.



COMMUNITY CANVAS

A diverse community with residents from various ethnic backgrounds, including some first and second-generation immigrants.



PROPERTY PULSE

Spacious homes with large lots, featuring open concept layouts, gourmet kitchens, and plenty of natural light.



WHAT YOU'LL LOVE

The proximity to Lake Ontario, excellent schools, and the abundance of parks and recreational facilities.

This neighbourhood has a consistent population, and is popular with families with teens, people in their 40s, people in their 50s, and people in their 60s. Located in central Burlington on the shores of Lake Ontario, Roseland is a neighbourhood featuring tree-lined streets and large lots. Residents enjoy quick access to major roadways including the QEW.

People & Families in Roseland

Families with kids make up 40% of households in Roseland, while couples without children make up 29% of households and 28% of households are one person living alone. People in this neighbourhood come from 87 different ethnic origins, and 22% are first-generation immigrants, while 26% are second-generation immigrants.

Having Fun in Roseland

Fun is easy to find at the many parks & rec facilities here. Parks in this neighbourhood feature playgrounds for kids and sports parks. There are 5 parks in Roseland, with 24 recreational facilities in total. The average number of facilities per park is 4.

Neighbourhood
Households

4,540

Number of
Parks

5

Neighbourhood
Population

11,230

Number of
Recreation Facilities

24

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