

# \$199,999 - 1007 RACOON Road Unit# 60

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## Listing ID: 40603087

**\$199,999**

1 Bedrooms, 1 Bathrooms, 639

Single Family

1007 RACOON Road Unit# 60,

Gravenhurst, Ontario, P1P1R1

Welcome to 1007 Racoon Road, Unit #60 in Gravenhurst! This charming one-bedroom, one-bathroom home, nestled in the lovely Sunpark Beaver Ridge Community, offers a delightful blend of comfort and convenience. Boasting a modern design, this 8-year-old gem features an inviting open concept layout, seamlessly integrating the kitchen, dining, and living areas, ideal for both daily living and entertaining guests. Step outside onto the spacious deck, perfect for soaking up the sunshine or outdoor dining, accessible through the sliding door from the living room. The well-appointed kitchen is a chef's dream, equipped with ample counter and cupboard space, a propane stove, and a dishwasher, making meal preparation a breeze. The walk-in shower with a seat adds practicality and comfort, catering to seniors or those in need of extra support. Situated on an oversized lot, this property offers plenty of parking space and includes a convenient shed for storage. With room for potential expansion, the possibilities are endless. Residents of the Sunpark Beaver Ridge Community enjoy access to a range of amenities, including a community centre, pool, and a serene pond, providing endless opportunities for leisure and recreation. Conveniently located just a

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short drive from Gravenhurst, this home offers easy access to shopping, dining, and entertainment options, while still providing a peaceful retreat away from the hustle and bustle of city life. Experience the warmth and brightness of this home, flooded with natural light, creating a welcoming and uplifting atmosphere for all who enter.

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Listing Office: Coldwell Banker The Real Estate Centre, Brokerage (Gravenhurst)