

# \$495,000 - 29 JULIA Crescent

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## Listing ID: 40610397

**\$495,000**

2 Bedrooms, 2 Bathrooms, 1347

Single Family

29 JULIA Crescent, Midland, Ontario,  
L4R0H5

ENJOY THE BEAUTY OF RELAXING,  
SMALL TOWN LIFE IN THIS  
DELIGHTFUL MIDLAND

NEIGHBOURHOOD! Here you are tucked away off the beaten path but still near all the amenities Midland has to offer you, including Little Lake and sparkling Georgian Bay! Be close to marinas, golf courses, cultural centres, grocery stores, restaurants, the arena, library, the hospital, waterfront trails, as well as all our fantastic little downtown shops and eateries. And Google says it's 29 minutes to Wasaga Beach, 36 minutes to Barrie, 38 minutes to Orillia, and just over an hour to the Toronto area for your visiting pleasure. And how about this? You have a great kitchen with beautiful finishes and an open floor plan in the main spaces, 2 bedrooms, 2 bathrooms, plus a loft for additional uses: office, yoga studio, den, hobby room, more sleeping space - you choose! The loft and basement both have rough-ins to add more bathrooms, if you so desire. You have neutral tones throughout creating the perfect backdrop for your personalized decor. You also have plenty of windows allowing natural light to flow through. There is even a patio out back and 2 covered porches for summer lounging and enjoying fresh air with your favourite

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beverage in hand. Your new home comes along with a parking space, and did we mention you have someone else to do the heavy lifting of snow removal and lawn care?! Yes, you can have it all! The resident uses Bell for TV and internet. Enbridge: \$110/month. NT Hydro: \$65/month. Water: \$122/quarter (utility amounts are approximate). Overall square footage based on exterior wall dimensions.

**OPPORTUNITY IS KNOCKING...**

**ANSWER IT! :) (id:50245)**

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