

# \$889,000 - 3267 7 Line N

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## Listing ID: 40612605

**\$889,000**

3 Bedrooms, 1 Bathrooms, 1.2 acres  
Single Family

3267 7 Line N, Oro-Medonte, Ontario,  
L0L2E0

Nestled amidst mature trees on a generous 1.2 acres within the heart of Oro-Medonte is this resplendent brick bungalow exuding timeless charm & complete w/ modern updates, this private abode boasts 3+1 bedrooms, wood-burning sauna, a flagstone fire pit & 1200+sqft of living space. Upon entry you're greeted w/ a luminous open-concept living space adorned w/ vaulted ceilings, skylights, & a rustic wood-burning fireplace. The culinary enthusiast is indulged by a sleek, contemporary kitchen, w/ exquisite German Nolte cabinetry crowned by quartz counters boasting a waterfall edge. High-end built in Miele & AEG appliances, alongside intelligent storage solutions, enhance this culinary haven. Step from the dining room to the deck, offering a panoramic vista of your sprawling domain, ideal for tranquil contemplation & effortless grilling. 3 bedrooms & a luxuriously appointed 3pc bathroom w/ radiant heated flooring grace the main level. Descend to the lower level to discover an inviting sanctuary awaiting your personal refinement, where a wood stove casts its warm embrace over a versatile space, encompassing a bedroom, dedicated laundry facility w/ ample storage, & workbench. A sizable room, currently a

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fitness & play area, offers boundless potential for personalization. Experience rural sophistication, w/ the convenience of urban amenities mere moments away; 15 mins to Barrie or Orillia, Horseshoe Valley Ski Resort awaits just 3 minutes from your doorstep. Explore Mt St Louis or embark on nautical adventures on Georgian Bay, Lake Simcoe or Couchiching all within 10-25mins. Easy access to OFSC Snowmobile Trails, ATV/Mountain Biking Trails and Hiking Trails, as well as opportunities for horseback riding. This meticulously maintained residence stands as a testament to pride of ownership, w/ recent upgrades including a steel roof, windows & doors in 2018, furnace & A/C in 2019 & Flooring in 2022. (id:50245)

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