

\$966,777 - 22 BOURGEOIS BEACH Road

Listing ID: 40616896

\$966,777

4 Bedrooms, 3 Bathrooms, 2874

Single Family

22 BOURGEOIS BEACH Road, Victoria
Harbour, Ontario, L0K2A0

This custom-built design and proximity to both Georgian Bay and the Trans Canada Trail offer a picturesque setting that's hard to resist. The wraparound verandah, manicured gardens, and arch-top dormer undoubtedly add to its charm and curb appeal. Inside, the kitchen seems like a dream with its breakfast bar, stainless-steel appliances, and quartz countertops. The flow into the dining area, which opens up to the fully fenced backyard with a porch, patio, and gazebo, sounds perfect for both everyday living and entertaining. The main level, with its primary bedroom featuring a luxurious 5-piece ensuite and walk-in closet, along with another bedroom and a 4-piece bathroom, offers comfort and convenience. And the lower level, with a great room boasting a cozy gas fireplace, an additional bedroom, and a 3-piece bathroom, provides even more space and flexibility. The numerous upgrades, including quartz countertops in the kitchen and bathrooms, newer custom blinds and lights, updated sliding screen door, and a new roof, ensure that the home is not only beautiful but also well-maintained and up-to-date. Lastly, the sought-after corner lot location, just minutes away from Midland and Penetanguishene, adds to the appeal, offering both

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convenience and a sense of tranquility. With
2,874 square feet of finished space, this
home is an absolute gem! (id:50245)

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Last Modified: 08/07/2024 09:12:19 AM

Listing Office: Sutton Group Incentive Realty Inc., Brokerage, Port Carling