

# \$1,469,000 - 111 EARL Street

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## Listing ID: 40618471

**\$1,469,000**

6 Bedrooms, 5 Bathrooms, 4539

Single Family

111 EARL Street, Wasaga Beach, Ontario,  
L9Z2P5

WELCOME TO YOUR DREAM HOME!

Listen to the waves from your covered front porch! Located on a quiet street in a desirable neighbourhood this stunning Muskoka-style bungalow, boasts 6 bedrooms and 4.5 bathrooms. Main floor primary with walk-through closet, gas fireplace, and a spa-like ensuite featuring jet tub and a two person shower. Exit the primary bedroom through the 10 ft glass sliding door and enjoy the sounds of nature in your private, well treed backyard. Open concept living and dining area features vaulted ceilings, large windows and gas fireplace. Perfect for entertaining, the kitchen has granite countertops, stainless steel appliances, large island and slate floors. Hardwood floors throughout. Off the dining area the second 10ft sliding glass door offers access to the back deck- a great spot to host summer BBQs! Main floor bonus room can be used as an office or optional sixth bedroom. Two second floor guest bedrooms each enjoy their own ensuite. The second floor also has a large loft area overlooking the main floor living room. Main floor laundry with elevated laundry units, pantry, and built-in cabinets. Inside access to large two car garage with ample storage plus walk through door

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providing easy access. Plenty of parking on the spacious interlock brick driveway. A 10ft owned easement provides flexible options- ample space for storing a camper or boat, or creating a grand entrance into the backyard. Finished basement has in-law suite potential and extra room for guests with two more bedrooms and a full bathroom. Listen to the sound of the waves and soak up the afternoon sun on the oversized covered front porch while having cocktails with friends. Enjoy spectacular sunsets, just a short walk to the sandy shores of Allenwood Beach. Brand new (2024) Elite series, 97% efficiency furnace with 10 year warranty. Tankless water heater, air return & water softener. Georgian Bay is calling you... Your paradise awaits!  
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