

\$689,000 - 1047 Bay Street, Port Rowan

MLS® #40764361

\$689,000

3 Bedroom, 3.00 Bathroom, 1,965 sqft
Single Family on 0.00 Acres

Port Rowan, Port Rowan, Ontario

Welcome to Port Rowan living at its finest! This inviting 3-bedroom, 3-bathroom home blends comfort and convenience with a relaxed lakeside lifestyle. Thoughtfully maintained and updated, it's move-in ready and perfectly suited for year-round living, a seasonal retreat, or perfectly set up with 2 units to rent as a BnB. Step inside to find a bright, welcoming layout with generous living spaces and modern updates throughout. Plenty of cupboards in the kitchen with a newer tiled backsplash, family room and dining room at the back creates a warm and functional space for entertaining or everyday life. With electrical (200 amp) and plumbing updated in 2017, you'll enjoy both charm and peace of mind. Main floor laundry! Hardwood flooring! Outdoors is where this property truly shines. Professionally refreshed landscaping within the last 5 years sets the stage for private, low-maintenance enjoyment, including over 300 hydrangea plants and emerald cedars. Spend summer evenings under the gazebo or toasting marshmallows on your campfire while enjoying the view of the outdoor lighting, host barbecues on the patio, or simply relax and unwind in your own fully fenced backyard oasis. Even an auto remote lawn mower with underground wiring is included! Additional highlights include a Generac generator for worry-free living, new shingles and driveways in 2021. All this, just minutes from Long Point's sandy beaches, marinas, golf course, wineries and walking



distance to the amenities of downtown Port Rowan. A home that offers more than just a place to live – it’s a lifestyle. Alternate #X12378116 (id:6289)

Built in 1900

Essential Information

Listing #	40764361
Price	\$689,000
Bedrooms	3
Bathrooms	3.00
Square Footage	1,965
Acres	0.00
Year Built	1900
Type	Single Family
Sub-Type	Freehold
Style	2 Level

Community Information

Address	1047 Bay Street
Subdivision	Port Rowan
City	Port Rowan
Province	Ontario
Postal Code	N0E1M0

Amenities

Amenities	Beach, Golf Nearby, Marina, Place of Worship, Schools
Parking Spaces	4

Interior

Appliances	Dishwasher, Dryer, Refrigerator, Stove, Washer, Window Coverings
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	2

Exterior

Exterior	Brick, Vinyl siding, Wood
Exterior Features	Landscaped

Construction	Wood frame
Foundation	Block

Listing Details

Listing Office PEAK PENINSULA REALTY BROKERAGE INC.



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