

# \$799,900 - 25 Amsterdam Drive, Barrie

MLS® #40775376

**\$799,900**

4 Bedroom, 3.00 Bathroom, 1,989 sqft

Single Family on 0.00 Acres

BA10 - Innishore, Barrie, Ontario

MODERN DESIGN, SMART UPGRADES & AN UNBEATABLE LOCATION! Step into comfort, convenience, and modern design in this upgraded Dalton model home, offering 1,989 finished square feet in the sought-after Innishore neighbourhood. Located in a master-planned community with trails, bike paths, playgrounds, and a 12-acre sports park, this home is a 6-minute stroll to Queensway Park and moments from schools, shopping, commuter routes, and daily essentials. Spend weekends exploring the waterfront, relaxing at Centennial Beach, or heading to Friday Harbour Resort, with ski hills, golf courses, and year-round recreation all within 30 minutes. This home impresses from the start with a striking brick exterior, stylish front door with sidelights and transom windows, and a welcoming covered porch. Inside, the foyer flows to an open-concept main level featuring a gas fireplace, smooth ceilings, recessed pot lights, and a back-deck walkout. The kitchen shines with quartz counters, a breakfast bar for five, a chimney-style range hood, a tiled backsplash, and an undermount sink. Upstairs, the primary suite boasts a walk-in closet and a sleek 4-piece ensuite with dual sinks, a frameless glass shower, quartz counters, and a built-in niche. The upgraded 4-piece main bath is thoughtfully designed for busy households with a separate vanity and water closet, while the smart laundry system brings everyday convenience right where you need it. The unfinished basement is bursting with



potential, with enlarged windows for natural light, a bathroom rough-in, and endless opportunities to create your ideal lower level. Packed with thousands in premium builder upgrades, this #HomeToStay features wood composite and tile flooring throughout, a stylish trim and stair package, central A/C, HRV, a bypass humidifier, central vac rough-in, and a 7-year Tarion warranty for lasting peace of mind. Sophisticated and designed for modern living, this is your chance to own a home that truly has it all! (id:6289)

Built in 2024

Essential Information

Listing #	40775376
Price	\$799,900
Bedrooms	4
Bathrooms	3.00
Half Baths	1
Square Footage	1,989
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Freehold
Style	2 Level

Community Information

Address	25 Amsterdam Drive
Subdivision	BA10 - Innishore
City	Barrie
Province	Ontario
Postal Code	L9J0Z4

Amenities

Amenities	Beach, Golf Nearby, Hospital, Marina, Park, Place of Worship, Playground, Public Transit, Schools, Shopping
Utilities	Cable, Electricity, Natural Gas
Features	Paved driveway, Sump Pump

Parking Spaces	3
Parking	Attached Garage
# of Garages	1
View	City view

### Interior

Appliances	Central Vacuum - Roughed In, Hood Fan
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2

### Exterior

Exterior	Brick
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### Listing Details

Listing Office	RE/MAX Hallmark Peggy Hill Group Realty Brokerage
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