

\$2,500,000 - 477 Lynden Road, Brantford

MLS® #40779768

\$2,500,000

4 Bedroom, 3.00 Bathroom, 1,486 sqft

Single Family on 518.00 Acres

2112 - NE Rural, Brantford, Ontario

This exceptional property offers the perfect blend of residential comfort and commercial functionality – ideal for contractors, mechanics, auto body professionals, or landscapers. Situated just minutes from Ancaster and Brantford, this fully finished, highly upgraded 4-level backsplit includes a separate in-law setup and a fully operational mechanics shop complete with spray booth and vehicle lift. Inside the home, you'll find Canadian-made Bruce hardwood flooring, granite countertops, a custom kitchen with built-in wall oven and Stainless steel appliances, and two gas fireplaces for added comfort. The brick and stucco exterior adds to the home's curb appeal, while large rooms and abundant natural light create a warm, welcoming atmosphere. Additional upgrades include: newer windows, UV light & water softener system, whole-home generator. Outside, the property offers parking for 10+ vehicles, making it ideal for those needing space for equipment, work vehicles, or client visits. The commercial-grade shop is a turn-key auto body repair facility – a rare opportunity to live and work from the same location. This type of property comes up once in a lifetime! (id:6289)

Built in 1977

Essential Information

Listing # 40779768



Price	\$2,500,000
Bedrooms	4
Bathrooms	3.00
Square Footage	1,486
Acres	518.00
Year Built	1977
Type	Single Family
Sub-Type	Freehold

Community Information

Address	477 Lynden Road
Subdivision	2112 - NE Rural
City	Brantford
Province	Ontario
Postal Code	N3T5M1

Amenities

Features	Southern exposure, Paved driveway, Country residential, In-Law Suite
Parking Spaces	12
Parking	Detached Garage
# of Garages	1

Interior

Appliances	Dryer, Washer
Heating	Forced air
Cooling	Central air conditioning
Has Basement	Yes

Exterior

Exterior	Brick, Stucco
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX Escarpment Realty Inc.
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