

\$670,000 - 52 River Drive, Port Dover

MLS® #40780009

\$670,000

2 Bedroom, 2.00 Bathroom, 1,075 sqft

Single Family on 0.00 Acres

Port Dover, Port Dover, Ontario

Totally upgraded home on the water in beautiful Port Dover! What a location!- Boating, fishing, swimming, the beach and shopping are just a few mins away. Located on the channel & right next door to the Dover Yaught Club- A short boat ride takes you out to the lake. No need to pay docking fees-Park your boat & step up to your 380 sq ft deck with secured storage area. From there through the double door entry into the reinvented open concept main level. The living area features 3/4 inch hardwood flooring, pot lights, NG Fireplace with dry stack stone & barn beam mantel. The Hardwood continues into the new kitchen that showcases ample cabinetry, granite counters, island & mirrored glass backsplash. A two-piece bath with oversized porcelain tile completes this level. Oak stairs lead to the bright 2nd level landing that offers double door access to the 435 sq ft two tiered upper deck with glass wrap around railing system. Take in the amazing nautical views & entertain family & friends from both upper & lower decks. The second floor also offers two good sized bedrooms both have hardwood flooring and offer great views of the channel. A 4 piece bath with granite counter vanity and convenient laundry rm complete this package. Shingles, A/C, furnace, flooring, doors, kitchens, baths, windows (2018) and the list goes on...Many opportunities exist for this property including cottage, year round residential living or investment. Come see what other great features this home has to



offer! (id:6289)

Built in 1960

Essential Information

Listing #	40780009
Price	\$670,000
Bedrooms	2
Bathrooms	2.00
Half Baths	1
Square Footage	1,075
Acres	0.00
Year Built	1960
Type	Single Family
Sub-Type	Freehold
Style	2 Level

Community Information

Address	52 River Drive
Subdivision	Port Dover
City	Port Dover
Province	Ontario
Postal Code	N0A1N7

Amenities

Amenities	Beach, Marina, Park, Place of Worship, Playground, Shopping
Utilities	Electricity, Natural Gas
Features	Paved driveway
Parking Spaces	3
View	View of water
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Interior Features	Ceiling fans
Appliances	Dishwasher, Dryer, Refrigerator, Stove, Washer, Microwave Built-in, Window Coverings
Heating	Natural gas Forced air
Cooling	Central air conditioning

Fireplace	Yes
# of Fireplaces	1
# of Stories	2

Exterior

Exterior	Vinyl siding
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Listing Details

Listing Office	RE/MAX ERIE SHORES REALTY INC. BROKERAGE
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