

\$2,299,000 - 16 Coulcliff Boulevard, Scugog (port Perry)

MLS® #E12454581

\$2,299,000

4 Bedroom, 4.00 Bathroom,
Single Family on 0.00 Acres

Port Perry, Scugog (port Perry), Ontario

Welcome to Your Dream Home Overlooking Lake Scugog! Nestled on one of Port Perrys most desirable and peaceful waterfront streets, this brand-new custom home overlooks the shimmering waters of Lake Scugog. Just a short 12-minute walk takes you to the Port Perry Marina and the historic downtown, filled with shops, cafes, and charm. Step inside and experience luxury, light, and lake views from front to back. The open-concept main floor seamlessly connects the kitchen, dining, living room, and foyer, all designed to showcase the spectacular scenery. The chef-inspired kitchen features a stone surround induction cooktop with spice shelving and elegant wall sconces, an 8x5 ft center island with pendant lighting, a coffee bar, wall oven, and top-quality quartz counters and cabinetry. The dining area includes custom lighted built-in cabinets, offering both beauty and storage. Relax in the living room, complete with a stone electric fireplace and walkout to a balcony overlooking the lake-what a view! The spacious glass-front foyer welcomes you with built-in closet and bench seating while framing the lake perfectly. Ascend the floating oak staircase, illuminated by a two-storey lake-facing window, to the upper level featuring four large bedrooms. The two rear bedrooms share a stylish Jack & Jill 3-piece bath, while the guest suite enjoys a private 2-piece ensuite. The primary retreat offers an electric fireplace, a custom walk-in closet, and a sumptuous 5-piece ensuite-all overlooking the lake. The finished lower level



adds even more living space with a recreation room, exercise room, and a custom-designed mudroom with cabinetry. Every inch of this home reflects thoughtful design, quality craftsmanship, and a touch of flair, the perfect blend of elegance and comfort overlooking the lake. (id:6289)

Essential Information

Listing #	E12454581
Price	\$2,299,000
Bedrooms	4
Bathrooms	4.00
Half Baths	2
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	16 Coulcliff Boulevard
Subdivision	Port Perry
City	Scugog (port Perry)
Province	Ontario
Postal Code	L9L1P8

Amenities

Amenities	Beach, Hospital, Park, Schools, Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Irregular lot size, Sloping
Parking Spaces	6
Parking	Garage
# of Garages	1
View	Lake view

Interior

Appliances	Garage door opener remote(s), Oven - Built-In, Range, Water Heater, Water meter, Water softener, Cooktop, Microwave, Oven, Refrigerator
Heating	Natural gas Forced air

Cooling	Central air conditioning, Air exchanger
Fireplace	Yes
# of Fireplaces	2
# of Stories	2
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Wood, Stucco
Exterior Features	Landscaped
Lot Description	50 x 107 FT under 1/2 acre
Foundation	Concrete

Listing Details

Listing Office SUTTON GROUP-HERITAGE REALTY INC.



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Listing information last updated on October 14th, 2025 at 11:46pm PDT