

# \$825,000 - 39 Rosemary Road, Tiny

MLS® #S12153804

**\$825,000**

3 Bedroom, 2.00 Bathroom,  
Single Family on 0.00 Acres

Rural Tiny, Tiny, Ontario

Top 5 Reasons You Will Love This Home: 1) Indulge in the serenity of exclusive private beach access, where each day ends with awe-inspiring sunsets over the water, positioned in a unique coastal enclave, delivering a blissful escape from the pace of everyday life 2) Set amidst towering mature trees on an expansive lot, this enchanting cottage provides a private, meandering path that leads directly to the shoreline, perfect for enjoy seamless, secluded beachside adventures just steps from your door 3) With 1,418 square feet of thoughtfully designed living space, this raised bungalow impresses with its luminous, open-concept interior, soaring vaulted ceilings, and timeless brick-and-stone exterior, alongside a welcoming wraparound porch inviting you to unwind and take in the tranquil surroundings 4) The expansive partially finished lower level recreation room is highlighted by 8.5' ceilings and a sleek bathroom with a walk-in shower, delivering endless possibilities whether envisioned as a home gym, studio, or entertainment suite 5) Enjoy practical luxuries including a garden shed, ample guest parking, and easy access to the beach, ideally located near Midland, Wasaga Beach, and Elmvale, and just a comfortable commute from Toronto. 1,257 above grade sq.ft. plus a partially finished basement. Visit our website for more detailed information. (id:6289)



## Essential Information

|           |                 |
|-----------|-----------------|
| Listing # | S12153804       |
| Price     | \$825,000       |
| Bedrooms  | 3               |
| Bathrooms | 2.00            |
| Acres     | 0.00            |
| Type      | Single Family   |
| Sub-Type  | Freehold        |
| Style     | Raised bungalow |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 39 Rosemary Road |
| Subdivision | Rural Tiny       |
| City        | Tiny             |
| Province    | Ontario          |
| Postal Code | L0L2T0           |

## Amenities

|                |                                  |
|----------------|----------------------------------|
| Amenities      | Beach, Golf Nearby, Fireplace(s) |
| Features       | Level lot, Irregular lot size    |
| Parking Spaces | 10                               |
| Parking        | No Garage                        |
| View           | View                             |

## Interior

|                 |                            |
|-----------------|----------------------------|
| Appliances      | Stove, Refrigerator        |
| Heating         | Electric Baseboard heaters |
| Cooling         | None                       |
| Fireplace       | Yes                        |
| # of Fireplaces | 1                          |
| # of Stories    | 1                          |
| Has Basement    | Yes                        |

## Exterior

|                 |                              |
|-----------------|------------------------------|
| Exterior        | Brick, Stone                 |
| Lot Description | 79.9 x 182 FT under 1/2 acre |
| Foundation      | Block                        |

## Listing Details

Listing Office

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