

\$1,849,000 - 2232 Lakeshore Drive, Ramara

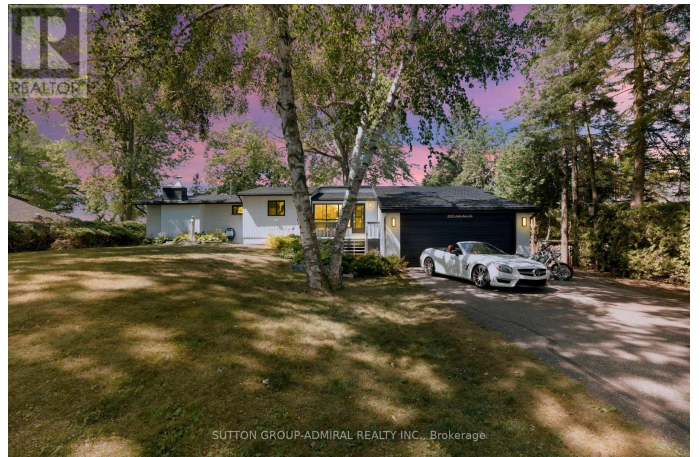
MLS® #S12331246

\$1,849,000

3 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Rural Ramara, Ramara, Ontario

Enjoy 100 feet of prime, sandy, shallow-entry west facing waterfront on the shores of Lake Simcoe surrounded by majestic trees, offering exceptional privacy and serenity! Enjoy some of the most breathtaking panoramic views the lake has to offer. This beautifully upgraded "Beach-Style" home sits on a generous 100 x 200 ft lot and offers a bright, open-concept layout with 3 spacious bedrooms and 2 full bathrooms. The open concept kitchen flows seamlessly into a cozy family room and a sunken living room, all designed to capture stunning lake views from nearly every angle. Stay cool in the summer with central air conditioning, enjoy the convenience of main-level laundry, and take advantage of the large basement a perfect canvas for your personal vision. Step outside through two walkouts onto a sprawling 25' x 24' deck perfect for entertaining or simply soaking in the scenery. A fully renovated bunkie offers extra space for guests or a private retreat, adding to the home's versatility. With approximately 2,200 sq ft of total living space (including the bunkie), there's plenty of room for families to relax, entertain, and enjoy. The expansive dock is perfect for soaking up the sun, while also offering ample space for your water toys and boat lifts, while the calm, waist-deep shoreline makes wading into the lake a truly relaxing experience. For added convenience, a boat launch is just a few lots away. Marvel at the abundance of local wildlife and natural beauty, just 60 minutes from the GTA and 90



minutes to downtown Toronto. Whether as a full-time residence or luxury getaway, this property offers an extraordinary lifestyle. Opportunities like this are incredibly rare, dont miss your chance to make lakefront living your everyday reality. (id:6289)

Essential Information

Listing #	S12331246
Price	\$1,849,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	2232 Lakeshore Drive
Subdivision	Rural Ramara
City	Ramara
Province	Ontario
Postal Code	L0K1B0

Amenities

Amenities	Marina
Parking Spaces	10
Parking	Attached Garage, Garage
# of Garages	2
View	View, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Garage door opener remote(s), Oven - Built-In, All, Dishwasher, Dryer, Microwave, Stove, Washer, Refrigerator
Heating	Propane Forced air

Cooling	Central air conditioning
Fireplace	Yes
# of Stories	1

Exterior

Exterior	Brick, Wood
Exterior Features	Landscaped, Lawn sprinkler
Lot Description	99.8 x 200 FT
Foundation	Concrete

Listing Details

Listing Office SUTTON GROUP-ADMIRAL REALTY INC.



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