

\$1,149,000 - 159 Franklin Trail, Barrie

MLS® #S12338095

\$1,149,000

6 Bedroom, 5.00 Bathroom,
Single Family on 0.00 Acres

Rural Barrie Southwest, Barrie, Ontario

Stunning 4-Year New LEGAL DUPLEX
3,700+ Sq Ft of Upgraded Living Space!
SPACIOUS LAYOUT: 6 beds, 5 baths, 10 ft ceilings, hardwood floors, pot lights, formal dining, and bright living room with gas fireplace. CHEF'S KITCHEN: Quartz counters, smart appliances, soft-close cabinets, island, butlers pantry, and walkout to fenced yard with deck, gazebo, and sprinkler system. UPPER LEVEL: 4 large bedrooms, including 2 primary suites with ensuite and walk-ins. Upper laundry with sink and storage. LEGAL BASEMENT: Separate entrance, 2 beds, full kitchen, laundry, and 3-piece bath ideal for income or extended family. ? TOP LOCATION: 2-car garage + 3 driveway spots. Near Hwy 400, Park Place, schools, trails, shopping, and downtown. New A/C & heat pump (2024). (id:6289)



Essential Information

Listing #	S12338095
Price	\$1,149,000
Bedrooms	6
Bathrooms	5.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	159 Franklin Trail
Subdivision	Rural Barrie Southwest
City	Barrie
Province	Ontario
Postal Code	L9J0J1

Amenities

Amenities	Golf Nearby, Place of Worship, Schools, Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Conservation/green belt, Lighting, Carpet Free, In-Law Suite
Parking Spaces	5
Parking	Attached Garage, Garage, Inside Entry
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Water Heater, Water softener, Dishwasher, Dryer, Garage door opener, Stove, Washer, Window Coverings, Refrigerator
Heating	Electric, Natural gas Heat Pump, Not known
Fireplace	Yes
# of Fireplaces	3
# of Stories	2
Basement	Apartment in basement, Separate entrance

Exterior

Exterior	Brick
Exterior Features	Lawn sprinkler
Lot Description	45 x 92 FT under 1/2 acre
Foundation	Poured Concrete

Listing Details

Listing Office	SAVE MAX SUPERSTARS
----------------	---------------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 25th, 2025 at 10:01am PDT