

\$1,099,500 - 33 Nicort Road, Wasaga Beach

MLS® #S12341376

\$1,099,500

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Wasaga Beach, Wasaga Beach, Ontario

This desirable "Spedody" 4 Bedroom Model by fernbrook & Zancor homes features larger main floor bedrooms, primary closets and primary ensuite bathroom sizes. A beautiful open concept design. This home features over \$200K in upgrades, including a premium 50 foot lot backing onto walking trails and pond with water fountain and abundant nature views, 2 bedroom second floor loft with four piece bathroom, High end appliances, hardwood floors, Coffered ceilings in the living room with smooth ceiling throughout the home, Undermount sinks in washrooms, Farmhouse sink in the kitchen, Brushed nickel faucets and shower heads throughout, pot lights in living room family room showers and tubs, outdoor soffit pot lights, frameless glass shower in both primary ensuite and main floor bathrooms, Custom deck stairs to a large poured concrete patio fully fenced back yard with new high quality wood fence on both side, beautifully landscaped gardens with private setting. The current owners have over \$1.3M into the home (their loss and your gain) The home is conveniently located just a few minutes drive to amenities and the sandy shore of Georgian bay. Being located just off of Sunnidale road the development has quick access to highway 26. Just a 1.5 hour drive to Toronto, 15 minute drive to historic Collingwood and 20 Minutes to Blue Mountain making this the perfect destination for outdoor activity, entertainment, fine dining and much more. This home is turn key and ready for your



enjoyment. Book your showing today and start enjoying the good life. (id:6289)

Essential Information

Listing #	S12341376
Price	\$1,099,500
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	33 Nicort Road
Subdivision	Wasaga Beach
City	Wasaga Beach
Province	Ontario
Postal Code	L9Z1J7

Amenities

Amenities	Schools, Park, Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Backs on greenbelt, Conservation/green belt, Carpet Free, Sump Pump
Parking Spaces	4
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Water Heater - Tankless, Water Heater, Dishwasher, Dryer, Stove, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning, Air exchanger
Fireplace	Yes
# of Fireplaces	1
# of Stories	2

Exterior

Exterior	Stone, Vinyl siding
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Exterior Features	Landscaped
Lot Description	50.2 x 109.9 FT ; 109.90 x 50.20 x 109.90 x 50.20
Foundation	Poured Concrete

Listing Details

Listing Office RE/MAX By The Bay Brokerage



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