

# \$1,195,000 - 101 Jarvis Street, Orillia

MLS® #S12369667

**\$1,195,000**

4 Bedroom, 3.00 Bathroom,  
Single Family on 0.00 Acres

Orillia, Orillia, Ontario

Experience the charm of a completely transformed home that surpasses typical renovations. Every detail reflects exceptional craftsmanship and thoughtful custom design. This century-old residence has been meticulously gutted and rebuilt, featuring two newly built additions, a newly built garage addition with attached mudroom with separate exterior entrance, 2 decks, and a covered front porch. Strategically placed plumbing accommodates future expansions, while a bright back foyer with glass entry doors welcomes you. The open pantry off the kitchen enhances functionality. Comprehensive upgrades include new plumbing, wiring, insulation, water and sewer lines, roof, walls, kitchen, bathrooms, and stunning high, beamed ceiling. Situated in the desirable Old North Ward of Orillia, this home is just a short walk from Couchiching Beach Park, downtown shopping, dining, and essential amenities such as schools, hospitals, and recreation centers. The versatile layout includes a main floor primary bedroom with an ensuite and walk-in closet, currently utilized as a family room and office. The bright insulated garage boasts 14-foot ceilings and an interior entrance, with potential for a separate suite. The seamless flow between the kitchen, dining, and great room provides breathtaking views of the beautifully landscaped, fenced backyard. The chef's dream kitchen features stainless steel counters, a center island, and pantry, while the impressive great room, complete with a gas



fireplace and abundant natural light, is enhanced by oversized glass doors and a wood feature wall. For a complete list of updates and renovations, please refer to the feature sheet. This home truly needs to be seen to appreciate all it has to offer. (id:6289)

**Essential Information**

Listing #	S12369667
Price	\$1,195,000
Bedrooms	4
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

**Community Information**

Address	101 Jarvis Street
Subdivision	Orillia
City	Orillia
Province	Ontario
Postal Code	L3V2A4

**Amenities**

Amenities	Park, Public Transit, Schools, Golf Nearby, Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Level
Parking Spaces	4
Parking	Attached Garage, Garage, Inside Entry
# of Garages	2

**Interior**

Appliances	Garage door opener remote(s), Water Heater, Dishwasher, Dryer, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Fireplace	Yes
# of Fireplaces	1

# of Stories                2

## Exterior

Exterior                    Wood, Stucco  
Exterior Features        Landscaped  
Lot Description          52 x 215 FT|under 1/2 acre  
Foundation               Poured Concrete, Stone

## Listing Details

Listing Office            SIMCOE HILLS REAL ESTATE INC.



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