

# \$1,024,898 - 3032 Monarch Drive, Orillia

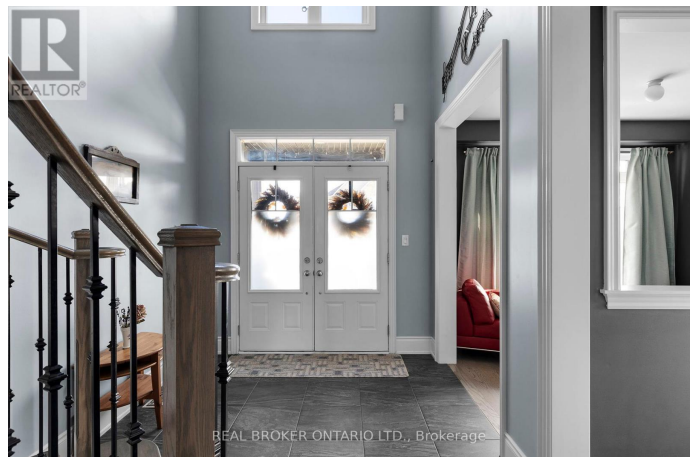
MLS® #S12390274

**\$1,024,898**

4 Bedroom, 4.00 Bathroom,  
Single Family on 0.00 Acres

Orillia, Orillia, Ontario

Where Your Family's Next Chapter Begins! 4 Bedrooms, Endless Storage & a Pool-Sized Backyard. Made for Families. This beautiful Royal Amber model on a premium corner lot was designed with growing families in mind. Bright and spacious, every room, even the bathrooms & laundry have windows that fill the home with natural light. From the moment you step into the grand, cathedral-ceiling foyer, you'll feel the openness & warmth. With over \$200,000 in builder upgrades, this home blends comfort, function & family-friendly living. 4 generous bedrooms-each with ensuite privileges (no more bathroom line-ups!) Primary retreat with TWO walk-in closets & spa-inspired ensuite. Second oversized bedroom with walk-in closet both fit king-sized beds. Main-floor office/den for working from home or kids study space. Full laundry room with commercial sized washer/dryer, cabinets & linen closet. Smart storage everywhere: mudroom pantry, double closets, garage loft storage. The heart of the home is the open-concept kitchen & great room, perfect for family meals & celebrations. Enjoy quartz counters, pot lights, a one-touch faucet, and a built-in boiling water tap. The massive basement with cold cellar gives you endless possibilities for a playroom, gym, or rec room. Step outside to a backyard built for fun and relaxation: Pool-sized yard with forest views, plenty of room for kids to play. Double gate access for boat, trailer, or family gear. Stamped concrete patio, raised stone garden,



recessed soffit lighting. Extras:200 amp panel, central vac, heated and insulated garage, garage door openers, BBQ gas line, HRV, rough-in security system & shed, Ring Camera plus 2 additional solar powered surveillance cameras, bidet in power room. This is more than a house, it's a place for your family to grow, play, and make memories for years to come. Too many upgrades and extra details to list, you must come see it to experience it yourself. You won't want to miss this one!  
(id:6289)

**Essential Information**

Listing #	S12390274
Price	\$1,024,898
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

**Community Information**

Address	3032 Monarch Drive
Subdivision	Orillia
City	Orillia
Province	Ontario
Postal Code	L3V8K3

**Amenities**

Amenities	Park, Schools, Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Carpet Free, Sump Pump
Parking Spaces	5
Parking	Garage
# of Garages	1

**Interior**

Appliances	Garage door opener remote(s), Central Vacuum, Water Heater - Tankless, Water softener, Dryer, Garage door opener, Alarm System, Storage Shed, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2

## Exterior

Exterior	Stone, Brick
Lot Description	69.2 x 108.3 FT under 1/2 acre
Foundation	Poured Concrete

## Listing Details

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