

\$917,777 - 22 Bourgeois Beach Road, Tay (victoria Harbour)

MLS® #S12431260

\$917,777

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Victoria Harbour, Tay (victoria Harbour),
Ontario

This one-owner, custom-built design and steps to Georgian Bay and the Trans Canada Trail offer a picturesque setting that's hard to resist. From the easy access to recreational activities like boating and snowmobiling, to the wraparound verandah, manicured gardens, and arch-top dormer, this is undoubtedly going to add to its charm and curb appeal. Inside, the kitchen seems like a dream with its breakfast bar, stainless-steel appliances, quartz countertops, and a brand new dishwasher. This home also comes with a stove, fridge, washer and dryer. The flow into the dining area, which opens up to the fully fenced backyard with a porch, patio, and gazebo, sounds perfect for both everyday living and entertaining. The main level, with its primary bedroom featuring a luxurious 5-piece ensuite and walk-in closet, along with another bedroom and a 4-piece bathroom, offers comfort and convenience. And the lower level, with a great room boasting a cozy gas fireplace, an additional bedroom, and a 3-piece bathroom, provides even more space and flexibility. The numerous upgrades, including quartz countertops in the kitchen and bathrooms, newer custom blinds and lights, updated sliding screen door, and a new roof, ensure that the home is not only beautiful but also well-maintained and up-to-date. Lastly, the sought-after corner lot location, just



minutes away from Midland and Penetanguishene, adds to the appeal, offering both convenience and a sense of tranquility. With 2,874 square feet of finished space, this home is an absolute gem! (id:6289)

Essential Information

Listing #	S12431260
Price	\$917,777
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	22 Bourgeois Beach Road
Subdivision	Victoria Harbour
City	Tay (victoria Harbour)
Province	Ontario
Postal Code	L0K2A0

Amenities

Parking Spaces	10
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Dishwasher, Dryer, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning, Air exchanger
Fireplace	Yes
# of Fireplaces	2
# of Stories	1
Has Basement	Yes

Exterior

Exterior Stone, Vinyl siding
Lot Description 58 x 114 FT
Foundation Block

Listing Details

Listing Office Sutton Group Incentive Realty Inc.



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