

\$719,999 - 2744 Church Street, Ramara (brechin)

MLS® #S12436584

\$719,999

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Brechin, Ramara (brechin), Ontario

Nestled in the heart of Brechin, this custom-built home, crafted with exceptional attention to detail in 2018, offers an inviting atmosphere with spacious, sunlit rooms. The main level features a seamless open-concept design, combining the living, dining, and kitchen areas, perfect for both everyday comfort and entertaining. The primary bedroom is complemented by a 3-piece ensuite and a walk-in closet. Two additional well-sized bedrooms on the main floor and a beautifully appointed bathroom for family or guests. The bright, welcoming basement is bathed in natural light, thanks to large windows that create a warm, airy feel. The expansive family room is the ideal space for the whole family, featuring durable vinyl plank flooring, custom built-in bookshelves, and rough-in plumbing for a potential wet bar. The lower level also includes an additional bedroom, a 4-piece bathroom, and a convenient laundry room. Outside, the oversized, enclosed deck invites you to unwind, while the greenhouse offers a perfect spot for gardening enthusiasts. Attached oversized, insulated and dry-walled garage with 8 ft overhead door. Ample driveway parking for up to six vehicles. Municipal water and sewer services to the home. Located just minutes from the serene shores of Lake Simcoe, as well as schools and shopping, this home strikes the perfect balance between peaceful living and convenience. This home has been impeccably maintained and is



move-in ready! (id:6289)

Essential Information

Listing #	S12436584
Price	\$719,999
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Raised bungalow

Community Information

Address	2744 Church Street
Subdivision	Brechin
City	Ramara (brechin)
Province	Ontario
Postal Code	L0K1B0

Amenities

Utilities	Electricity, Sewer
Features	Sump Pump
Parking Spaces	7
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Water Heater, Water Treatment, Central Vacuum, Garage door opener remote(s), Dishwasher, Dryer, Microwave, Alarm System, Stove, Washer, Refrigerator
Heating	Propane Forced air
Cooling	Central air conditioning
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Stone, Vinyl siding
Lot Description	66 x 132 FT under 1/2 acre

Foundation

Poured Concrete

Listing Details

Listing Office

RE/MAX HALLMARK CHAY REALTY



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