

# \$499,000 - 330 Lacie Street, Orillia

MLS® #S12437064

**\$499,000**

2 Bedroom, 1.00 Bathroom,  
Single Family on 0.00 Acres

Orillia, Orillia, Ontario

Welcome to this charming, move-in ready home that's ideal for first-time buyers or those looking to downsize. The main floor features a primary bedroom with a walk-in closet (easily convertible back to a third bedroom), a renovated 4-piece bathroom, and the convenience of main floor laundry. Freshly painted and completely carpet-free, the home showcases newer laminate flooring throughout. The open-concept layout offers a bright living and dining area, flowing seamlessly into the large kitchen with direct access to a private, fully fenced backyard. Enjoy outdoor living with a partially covered deck and plenty of space in the oversized shed (20 feet x 8 feet) perfect for lawn equipment, toys, or even a snowmobile. Upstairs, the cozy loft space makes an excellent guest area or home office. The unfinished basement provides plenty of storage options. All major updates have been taken care of, including newer roof, windows, doors, furnace, A/C, light fixtures, eavestroughs, and fascia, leaving you with peace of mind for years to come. Located close to Hwy 11 access, downtown for local shops and restaurants, and the beautiful Couchiching Beach, this home is move-in ready and waiting for you! (id:6289)



## Essential Information

Listing #                      S12437064

Price	\$499,000
Bedrooms	2
Bathrooms	1.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

### Community Information

Address	330 Lacie Street
Subdivision	Orillia
City	Orillia
Province	Ontario
Postal Code	L3V4P3

### Amenities

Amenities	Park, Public Transit
Features	Carpet Free
Parking Spaces	4
Parking	No Garage

### Interior

Appliances	Water Heater, Dryer, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
# of Stories	2

### Exterior

Exterior	Vinyl siding
Lot Description	40 x 105 FT under 1/2 acre
Foundation	Block

### Listing Details

Listing Office	ROYAL LEPAGE FIRST CONTACT REALTY
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