

\$949,000 - 20 Holgate Street, Barrie (allandale)

MLS® #S12447117

\$949,000

5 Bedroom, 4.00 Bathroom,
Single Family on 0.00 Acres

Allandale, Barrie (allandale), Ontario

Hidden Gem Across from the Park - this lovely detached home in one of Barrie's most charming neighbourhoods! This timeless 1915-built home blends vintage character with thoughtful modern updates, just minutes to Allandale Waterfront GO Station, Kempenfelt Bay, downtown Barrie, parks, and Highway 400. Nestled on a large mature lot across from Shear Park, this home offers over 2,500 sqft above grade (as per MPAC), plus over 1100 sqft (as per MPAC) of potential living space in the walkout basement. Ideal for multi-generational living or investment, the home features a modern chefs kitchen with stainless steel appliances, oversized island, double sinks, and a modern laundry. Upstairs offers 3 bedrooms (as per MPAC), plus additional 4th room with potential for an office or den, 2 full baths, and a balcony overlooking the quiet, tree-lined street. Primary suite features a walk-in closet and spa-like ensuite with jetted tub and a large balcony overlooking the spacious backyard. Main floor includes an inviting living space, powder room, and access to an extra-deep backyard oasis with potential for an in-ground pool, raised 2-level deck, lush gardens, and room to add a garden suite. Basement walkout offers suite potential with partially finished rec room, additional room that can serve as an additional bedroom or an office or den, laundry, and utility room plus a large unfinished section ready for your vision. Multiple parking spaces including garage offer plenty of parking. Recent updates include



kitchen, major systems, and more.. Steps from schools, transit, rec centre, and lakeside trails, this is the perfect blend of past and present. Come experience the warmth, space, and potential of this exceptional home. Property sold as is. Furnace 2011. AC 2021, addition done in 2011 (id:6289)

Essential Information

Listing #	S12447117
Price	\$949,000
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	20 Holgate Street
Subdivision	Allandale
City	Barrie (allandale)
Province	Ontario
Postal Code	L4N2T5

Amenities

Features	Irregular lot size, Carpet Free
Parking Spaces	6
Parking	Detached Garage, Garage
# of Garages	2

Interior

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

Has Basement	Yes
Basement	Separate entrance

Exterior

Exterior	Stucco, Vinyl siding
Lot Description	41.8 x 165 FT ; 41.54f x163.79 ft x 41.49 ft x 160.86 ft
Foundation	Concrete

Listing Details

Listing Office	ORION REALTY CORPORATION
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