

# \$1,100,000 - 142 Duck Bay Road, Tay

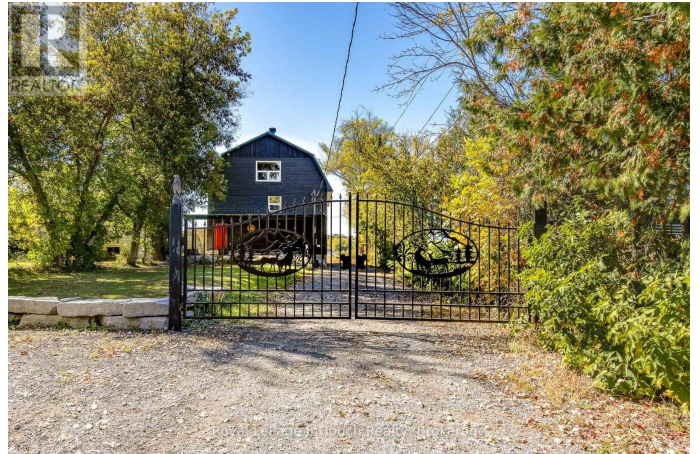
MLS® #S12463255

**\$1,100,000**

4 Bedroom, 3.00 Bathroom,  
Single Family on 0.00 Acres

Rural Tay, Tay, Ontario

There is nothing better than Georgian Bay Waterfront living!!! From slab to roof this energy efficient custom built ICF waterfront home boasts a panoramic view of Georgian Bay with your own private boat launch to enjoy miles of boating, fishing, snowmobiling. This home is 6 years new and has over 50 feet of private waterfront. The laser-etched gates will welcome you home to this nature watchers paradise. The covered entrance leads to 2,400+ sq ft of living space with a bedroom and bathroom on each level. The main level features open concept living with a custom kitchen & an abundance of natural light with French doors leading to a large deck with west-s/w exposure so you can entertain with confidence and take in the beautiful sunsets. A spacious main floor bedroom, 4-pc bathroom and den(office/small bedroom) complement this level. The upper level boasts a large family room and bedroom with a new 3-pc ensuite with walk-in shower which offers ideal accommodation for guests or extended family. The basement has a studio style in-law with a bedroom and walkout or use as a family room as an excellent spot for entertaining with room for a pool table or games area then step outside to your expansive backyard which offers potential to be transformed into your dream oasis for BBQs with family and friends. A hallway with kitchenette, 3-pc washroom, laundry/utility room and a walkout to the garage to store all your water toys, tools and recreational gear. Ample parking for family,



visitors plus all your recreational vehicles.  
Relax and enjoy all that nature has to offer in  
your own gateway to endless summer and  
winter fun. One minute to Hwy 400 making  
travel to and from the city effortless. Minutes  
from shopping, dining, schools, golf, skiing,  
Trans-Canada trail, Trent/Severn locks. One  
exit away from Tim Hortons & LCBO & a short  
drive to Midland, Port Severn, Coldwater,  
Orillia & Barrie - only 1.5 hours to Toronto.  
Call today to arrange your own private viewing!  
(id:6289)

### Essential Information

|           |               |
|-----------|---------------|
| Listing # | S12463255     |
| Price     | \$1,100,000   |
| Bedrooms  | 4             |
| Bathrooms | 3.00          |
| Acres     | 0.00          |
| Type      | Single Family |
| Sub-Type  | Freehold      |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 142 Duck Bay Road |
| Subdivision | Rural Tay         |
| City        | Tay               |
| Province    | Ontario           |
| Postal Code | L0K2C0            |

### Amenities

|                |                                                   |
|----------------|---------------------------------------------------|
| Amenities      | Beach, Golf Nearby, Marina                        |
| Features       | Irregular lot size, Level, Carpet Free, Sump Pump |
| Parking Spaces | 9                                                 |
| Parking        | Garage, RV                                        |
| # of Garages   | 1                                                 |
| View           | View of water, Direct Water View                  |
| Is Waterfront  | Yes                                               |
| Waterfront     | Waterfront                                        |

## Interior

|              |                                                                                                                                          |
|--------------|------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Water Heater - Tankless, Water Heater, Water softener, Water Treatment, Dishwasher, Dryer, Stove, Washer, Window Coverings, Refrigerator |
| Heating      | Electric Other                                                                                                                           |
| # of Stories | 2                                                                                                                                        |
| Has Basement | Yes                                                                                                                                      |
| Basement     | Walk out                                                                                                                                 |

## Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior          | Wood                     |
| Exterior Features | Landscaped               |
| Lot Description   | 51.2 x 230 FT            |
| Foundation        | Insulated Concrete Forms |

## Listing Details

Listing Office      Royal LePage In Touch Realty



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