

\$580,000 - 115 Mary Street, Orillia

MLS® #S12475890

\$580,000

3 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Orillia, Orillia, Ontario

Welcome to 115 Mary Street, a well-cared-for home in a convenient, family-friendly part of Orillia. This inviting property blends original charm with thoughtful improvements, offering plenty of comfort inside and out. Upstairs you'll find three good-sized bedrooms with large closets and a renovated four-piece bathroom. The main floor features a bright living room with hardwood flooring, a spacious eat-in kitchen, and a flexible back room that works well as a fourth bedroom, office, or playroom. There's also a powder room and convenient main-floor laundry. The back deck overlooking the large backyard is great for outdoor dining, playtime, or relaxing in the sunshine. Recent updates include a replaced deck and back door, newer flooring in 2 of the bedrooms and the bathroom, reinforced foundation on the rear addition, upgraded laundry room, newer furnace, water heater, reverse-osmosis system, and water softener with carbon filter. Additional improvements include attic insulation, and updated light fixtures in key areas. Set on a quiet street just a short walk to one of Ontario's most captivating and charming downtowns, this home offers easy access to the best of Orillia living. You're only minutes from Mariposa Market, Mark IV Brothers Coffee, and the Orillia Public Library just down the block. Enjoy Rustica Pizza Vino, browse local shops and bookstores, or take a stroll to Couchiching Beach Park for a day by the water offering well-maintained parks, trails, and public spaces to explore. Enjoy a



wonderfully balanced lifestyle in a vibrant community. (id:6289)

Essential Information

Listing #	S12475890
Price	\$580,000
Bedrooms	3
Bathrooms	2.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	115 Mary Street
Subdivision	Orillia
City	Orillia
Province	Ontario
Postal Code	L3V3E1

Amenities

Parking Spaces	2
Parking	No Garage

Interior

Appliances	Water Heater, Water purifier, Water Treatment, Water softener, Dishwasher, Dryer, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Cooling	None
# of Stories	2

Exterior

Exterior	Aluminum siding
Lot Description	36.5 x 171.6 FT
Foundation	Stone

Listing Details

Listing Office	SUTTON GROUP INCENTIVE REALTY INC.
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