

\$1,050,000 - 261 Smith Street, Wellington North (arthur)

MLS® #X11994446

\$1,050,000

3 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Arthur, Wellington North (arthur), Ontario

ESCAPE THE CITY TODAY!!! IT'S TIME TO BUY NOW! LOW MORTGAGE RATES!!! RARE OPPORTUNITY TO OWN THIS HOUSE! The Stone House is one of the most iconic historical buildings. This "Grand Dame of Arthur" is nestled in the well known 'Most Patriotic Village of Arthur'. Have Peace of Mind With Approx 1/2 Acre Completely Enclosed & Fenced For Your Children And Pets Safety, Enjoy The Extra Large Property Right In Town, Municipal Water & Sewage, Fiber Optics High Speed Internet On-site, Gas, Hydro, Water Softener, Hot Water Tank Owned (No Rentals On Site), Main Floor 10' Coffered Ceilings, 2nd Floor 9' Cornice Ceilings, 13" Wood Trim/ 22" Window Sills Throughout, Granite, Hardwood Floors, Large Garden, 12 Parking Spots (2 Car Detached Garage, 10 Car Circular Paved Driveway), Covered Front/Back Porch, Heated Kitchen/Washroom Flooring, Large Eat-In Kitchen Island, Kitchen Walk Out To Back Yard And The Heated 29,000 Litre Salt Water In-Ground Pool, Electrical Powered Pool/Garden Shed, 2nd Floor With Full Size Cast Iron Stairs - Fire Escape Exit Off The Laundry Room, Water Softener, Gas Heated Water Tank, Radiant Heating, Heated Kitchen & Powder Room Floors. Short Commutes, 1 Hr to YYZ Airport, 1.5 Hrs To Downtown Toronto, 25 Minutes to Orangeville, 60 Minutes to Brampton, 15 Minutes to Fergus, 35 Minutes To Guelph Central Go/Via Station, In Town Local (GOST) Guelph Owen Sound Transit. Thousands Spent To Modernize.



Walking Distance To Schools, Library, Restaurants, Markets, Shopping and So Much More. OPTION To Purchase The House Furnished. (No Heritage Designation Status) 4 HRS NOTICE TO SHOW. Thank you for stopping by to check out this rare listing. Tell your friends, share with your family, it will not last long with the mortgage rates dropping and the expected house price increase of approximately 4.7% For 2025.... See you soon! (id:6289)

Essential Information

Listing #	X11994446
Price	\$1,050,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	261 Smith Street
Subdivision	Arthur
City	Wellington North (arthur)
Province	Ontario
Postal Code	N0G1A0

Amenities

Amenities	Park, Place of Worship, Public Transit, Schools
Utilities	Cable, Electricity, Sewer
Features	Carpet Free
Parking Spaces	12
Parking	Detached Garage
# of Garages	1
Has Pool	Yes
Pool	Inground pool

Interior

Appliances	Water Heater, Water softener, Dishwasher, Garage door opener, Washer, Dryer
Heating	Natural gas Radiant heat
Cooling	Window air conditioner
# of Stories	2

Exterior

Exterior	Stone
Lot Description	115 x 183 FT under 1/2 acre
Foundation	Stone, Concrete

Listing Details

Listing Office	INTERNATIONAL REALTY FIRM, INC.
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