

\$769,900 - 582 Callaghan Road, Prince Edward Island

MLS® #X12192211

\$769,900

5 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

N/A, Prince Edward Island, Prince Edward Island

Beautiful custom-built home that is now available. This 12-year-old residence offers a total combined living space of 3350 sq.ft. and features 5 bedrooms and 3 bathrooms, all constructed with exceptional attention to detail. As you enter through the covered front porch, you'll find a spacious vestibule with plenty of storage for outerwear. The home is designed to maximize your appreciation of nature and the surrounding rolling hillside views, thanks to gorgeous windows and thoughtful finishing touches. The main floor includes a prim. bdrm. and an appealing bonus room, which is currently used as an office but could easily serve as a guest bedroom, TV room/den, nursery, formal dining room or hobby space, depending on your needs. The fully finished lower ground level is a significant asset, featuring a walk-out and separate exterior access, making it easily adaptable as a private suite or potential income unit. The property is conveniently located just 20 minutes from Charlottetown and 10 minutes from the town of Cornwall. Also within 20 minutes drive to the beaches of the North and South shores. 5 min. to Brookvale ski hill and Strathgartney Provincial Park for hiking trails. Clows Red and White General Store is 5 min. away and includes liquor agent. Fishing at Carragher's pond a 5 min. walk! So many golf courses within 30 minute radius of this property. all day sunshine and picturesque rolling green hills from the large (+/- 800 sq.ft) deck and all main



floor rooms.Please verify all measurements.
Dining /kitchen measurements are combined.
(5th bedroom currently being used as storage).
(id:6289)

Essential Information

Listing #	X12192211
Price	\$769,900
Bedrooms	5
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	582 Callaghan Road
Subdivision	N/A
City	Prince Edward Island
Province	Prince Edward Island
Postal Code	C0A1Y0

Amenities

Amenities	Ski area, Fireplace(s)
Utilities	Cable, Electricity
Features	Hillside, Wooded area, Sloping, Partially cleared, Open space, Dry, Carpet Free, Sump Pump
Parking Spaces	6
Parking	No Garage, Tandem
View	Valley view
Has Pool	Yes
Pool	Above ground pool, Outdoor pool

Interior

Appliances	Cooktop, Dishwasher, Dryer, Hood Fan, Stove, Washer, Refrigerator
Heating	Propane Radiant heat
Cooling	None, Air exchanger
Fireplace	Yes
# of Fireplaces	1

# of Stories	2
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped
Lot Description	172 x 270 FT ; very minor from side to side depth
Foundation	Concrete

Listing Details

Listing Office	EXP REALTY
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Listing information last updated on October 23rd, 2025 at 7:46am PDT