

\$1,549,900 - 141 Shanagarry Drive, Selwyn

MLS® #X12192970

\$1,549,900

5 Bedroom, 4.00 Bathroom,
Single Family on 0.00 Acres

Selwyn, Selwyn, Ontario

Welcome to Lakeside Elegance in the Kawarthas! This stunning all-brick bungalow sits on a 2.66 acre lot with ultimate privacy, a beautifully landscaped yard surrounded with mature trees and exclusive deeded access to Chemong Lake. Step inside to an open-concept main level boasting a Chefs kitchen w/pantry, a spacious island, new premium stainless steel appliances, a great room with soaring vaulted ceilings, enormous windows throughout, gleaming hardwood floors, a cozy gas fireplace with a seamless walkout to a composite deck accented with a gazebo overlooking serene natural vistas. A convenient main-floor laundry sits next to a spacious powder room with access to an oversized 2.5 car garage. The primary suite offers it's own 3-sided fireplace, a spa-inspired 6-piece ensuite complete with a soaker tub, a Roman glass shower, bidet & separate his & hers vanities with walk-in closets. A versatile office/den completes the primary suite with a walk-out to the deck. The 2nd bdrm enjoys access to it's own 4-pc bath. The fully finished lower level offers towering ceilings, a generous family rm, 3rd gas fireplace, walkout access to a stone patio, 4-pc semi-ensuite bath, & 3 additional bdrms designed with guests or family in mind. Enjoy the luxury of deeded waterfront access, complete with a boat launch & private dock perfect for exploring the renowned Trent-Severn Waterway or casting a line in some of the regions best fishing spots. Mins to recreational facilities including a sports



complex, 3 golf courses, a curling rink, baseball diamond & School bus stop at your doorstep. Located in the sought-after hamlet of Ennismore, just minutes from Bridgenorth, 15 minutes to PRHC (hospital), easy access to Hwy 115 and 407. With over 4000+sqft living space, this immaculate home reflects true pride of ownership and presents a rare opportunity to enjoy refined lakeside living at its finest. Simply move in and begin your next chapter in luxury. OPEN HOUSE June 7 & 8, 2-4pm (id:6289)

Essential Information

Listing #	X12192970
Price	\$1,549,900
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	141 Shanagarry Drive
Subdivision	Selwyn
City	Selwyn
Province	Ontario
Postal Code	K0L1T0

Amenities

Amenities	Marina, Fireplace(s)
Utilities	Cable, Electricity, Natural Gas Available
Features	Wooded area, Irregular lot size, Level, Gazebo
Parking Spaces	12
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Central Vacuum, Water softener, Water Treatment, Blinds, Dishwasher, Dryer, Microwave, Stove, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	3
# of Stories	1
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Brick
Exterior Features	Landscaped
Lot Description	255.9 x 411.5 FT ; 154ft x 162ft x 411.54ft x256ft x 353ft 2 - 4.99 acres
Foundation	Concrete

Listing Details

Listing Office ROYAL HERITAGE REALTY LTD.



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