

\$1,150,000 - Lot 29 River Rapids Road, Quinte West (Frankford Ward)

MLS® #X12314446

\$1,150,000

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Frankford Ward, Quinte West (Frankford Ward), Ontario

End of Year Blowout Happening Now! Save 100k With A Firm Offer By end of 2025-Don't Miss Out On This Limited-Time Offer! RIVER RAPIDS, AN ENCLAVE OF BEAUTIFUL NEW BUILD FREEHOLD HOMES SITUATED BETWEEN THE TRENT RIVER & HERITAGE CONSERVATION TRAIL! This gorgeous 4 bed, 3 bath bungalow beautifully designed for a recent home TV series, is now completed and ready for occupancy! Located on a 175 ft deep waterfront lot, this "WILLOW" model offers open-concept living with over 3000 sf of finished space, with all brand-new furniture and items included as an added bonus! This home welcomes you into the front foyer overlooking the charming formal Dining Room. Access the picture-perfect gourmet Kitchen by the pass-through and take in the whimsical decor of the main living area. Beautiful ceiling height cabinetry, quartz countertops, new SS appliances. Great Room features a cozy freestanding fireplace and vaulted ceilings. Entertain family and guests on the massive back deck overlooking the Trent River. Launch your paddleboard, canoe or kayak right from your own shoreline! Large Primary Bedroom with Walk In closet & Ensuite. Second bedroom can be used as an office, den or for guests. Fully finished, walk-out lower level with 2 additional bedrooms, bathroom & massive Family Room featuring a second fireplace,



sit-up bar and games area. Rejuvenate in your private spa-like backyard oasis, complete without door shower and hot tub in the most calming space you won't want to leave! 2 car garage with direct access to main floor Laundry Room. Municipal services & natural gas, Central Air & 7 year New Home Warranty. SEVERAL ADDITIONAL FLOOR PLANS & AVAILABLE WATERFRONT/CONSERVATION LOTS TO DESIGN YOUR OWN DREAM HOME! RIVER RAPIDS is located approximately an hour to the GTA and a short stroll to downtown Frankford for dining, groceries, Frankford Tourist Park, Bata Island and so much more! A stone's throw to Batawa Ski Hill, Frankford Golf Course, public boat launches, Conservation Park (id:6289)

Essential Information

Listing #	X12314446
Price	\$1,150,000
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	Lot 29 River Rapids Road
Subdivision	Frankford Ward
City	Quinte West (frankford Ward)
Province	Ontario
Postal Code	K0K2C0

Amenities

Amenities	Park, Schools, Golf Nearby, Fireplace(s)
Utilities	Electricity, Sewer

Parking Spaces	4
Parking	Attached Garage, Garage
# of Garages	2
View	View of water, River view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Hot Tub, Water Heater - Tankless, Dishwasher, Dryer, Furniture, Hood Fan, Stove, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning, Air exchanger
Fireplace	Yes
# of Fireplaces	2
# of Stories	1
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Vinyl siding
Lot Description	49.2 x 175.6 FT
Foundation	Poured Concrete

Listing Details

Listing Office ROYAL LEPAGE PROALLIANCE REALTY



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