

\$774,900 - 1567 Bruce Road 4, R.r. 2 Road, Brockton

MLS® #X12324793

\$774,900

3 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Brockton, Brockton, Ontario

Country Living with Endless Possibilities - Home + 60 x 60 Commercial Shop! This beautifully maintained all-brick bungalow sits on a sprawling 110' x 276' lot just minutes from Walkerton, offering the perfect blend of peaceful country living and commercial opportunity. Featuring 2+1 bedrooms, 3 bathrooms, and over 2,600 sq. ft. of finished living space, the home includes a bright, open-concept kitchen, cozy living room, reading nook, and two bedrooms on the main level, plus a fully finished lower level with a large rec room, additional bedroom, bathroom, utility, and storage rooms. The private backyard retreat boasts a deck, space for a hot tub (As Is), lounging area, and a firepit patio surrounded by mature trees. The 60' x 60' commercial shop is a standout feature heated by a wood stove and gas furnace, it includes two large bay areas with one 10' overhead door, a 2-piece bathroom, office, and a lean-to addition with an 8' garage door perfect for storage, plus an additional storage area. Ideal for entrepreneurs, tradespeople, or hobbyists, this rare property offers the chance to live and work from home, just minutes to Walkerton, 20 minutes to Hanover, and an easy drive to Bruce Power. (id:6289)



Essential Information

Listing #	X12324793
Price	\$774,900

Bedrooms	3
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1567 Bruce Road 4, R.r. 2 Road
Subdivision	Brockton
City	Brockton
Province	Ontario
Postal Code	N0G2V0

Amenities

Utilities	Cable, Electricity
Features	Level, Paved yard, Carpet Free, Sump Pump
Parking Spaces	11
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Oven - Built-In, Central Vacuum, Water Heater, Water softener, Blinds, Cooktop, Dishwasher, Dryer, Oven, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Brick
Exterior Features	Landscaped, Lawn sprinkler
Lot Description	110.2 x 277 FT
Foundation	Block, Concrete

Listing Details

Listing Office	eXp Realty
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