

\$749,000 - 62 Mitchells Crossroad, Prince Edward County (north Marysburg Ward)

MLS® #X12351865

\$749,000

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

North Marysburg Ward, Prince Edward County
(north Marysburg Ward), Ontario

A County Gem Just Minutes from Picton.
Tucked away on a quiet road just 5 minutes from the heart of Picton, this 2-acre property blends modern updates with the charm and ease of rural living. The main home offers 3 bedrooms and 2 baths, filled with natural light and finished with solid wood floors, a refreshed kitchen, and updated bathrooms. On the main level, a self-contained 1-bedroom suite with its own entrance provides a great option for extended family, guests, or rental income. A commercial kitchen and separate office space add flexibility for a home business or creative venture. The property was once a bustling hobby farm, and the land still holds plenty of potential - the reliable well makes gardening easy, while the chicken coop, bunkie, and mature trees invite a slower pace of life. In the spring, the lilac hedge bursts into fragrant bloom, framing the yard with colour and privacy. Recent updates include a new metal roof (2023), new gravel driveway and back patio (2024), hot water tank (2024), and commercial kitchen (2023). The home can be sold furnished, making this a truly turnkey opportunity to settle into one of the County's most sought-after locations - with space to grow, work, and play. The County offers the best of both worlds: a welcoming, small-town atmosphere with incredible food, award winning wineries, and stunning natural



landscapes. Families love the safe communities, great schools, and endless opportunities to explore beaches, trails, and local events. For multi-generational households, this property's separate living space means everyone can have privacy while still being together. For investors, the combination of a rental-ready unit, commercial kitchen, and prime location near Picton, makes it an attractive income property. Whether you're dreaming of raising kids in the fresh country air, hosting friends in your separate unit, or creating a business from home, this place is ready to make it happen. (id:6289)

Essential Information

Listing #	X12351865
Price	\$749,000
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	62 Mitchells Crossroad
Subdivision	North Marysburg Ward
City	Prince Edward County (north Marysburg Ward)
Province	Ontario
Postal Code	K0K2T0

Amenities

Features	Wooded area, Carpet Free
Parking Spaces	4
Parking	Attached Garage, Garage
# of Garages	2

Interior

Heating	Electric Heat Pump
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Cooling	Wall unit
# of Stories	2

Exterior

Exterior	Vinyl siding
Lot Description	226 x 346.4 FT
Foundation	Poured Concrete

Listing Details

Listing Office	CHESTNUT PARK REAL ESTATE LIMITED
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Listing information last updated on October 22nd, 2025 at 11:46pm PDT