

\$1,099,000 - 80 Loretta Drive, Niagara-On-The-Lake (virgil)

MLS® #X12435207

\$1,099,000

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

108 - Virgil, Niagara-On-The-Lake (virgil),
Ontario

Opportunity is knocking! Fabulous 2 storey home on a very desirable street in Virgil, Niagara-on-the-Lake. ALL 4 Bedrooms on one level, ideal for the growing family or a buyer enjoying the extra space for home office and guest rooms for friends and family. Renovated, updated nothing to do but move in and enjoy! Built by Mountainview Homes, a premier builder in Niagara. The layout on the main floor is open-concept. Includes kitchen with S/S appliances, stone countertops including island, spacious living room and dining room areas with walk-out to a covered porch and your own stunning heated in-ground pool. Next to the pool is a large grass area, perfect to plant a garden or have kids/grandkids play. A pie shaped lot. The back of the property measures 73 ft across. Fully fenced, private, planted trees along the border, and bonus no neighbours behind, just the ravine. On the upper level are 4 bedrooms, 1 full bath with soaker tub and separate shower. The staircase and railing are custom made, 100% hardwood, while the floors throughout the main level and second floor are new engineered hardwood. The lower level has a full bath, bedroom, living room, and exercise space. Over all, the home is over 2,700 sqft on 3 levels. Another bonus is you are only a few steps to a beautiful park complete with walking trails, seating areas, and splash pad for the



kids. See photos #3 and #4 for floorplans, upgrades, and features. Treat yourself and come to view this stunning home! (id:6289)

Essential Information

Listing #	X12435207
Price	\$1,099,000
Bedrooms	4
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	80 Loretta Drive
Subdivision	108 - Virgil
City	Niagara-On-The-Lake (virgil)
Province	Ontario
Postal Code	L0S1T0

Amenities

Amenities	Park
Features	Conservation/green belt
Parking Spaces	4
Parking	Attached Garage, Garage
# of Garages	2
Has Pool	Yes
Pool	Outdoor pool, Inground pool

Interior

Appliances	Water softener, Dishwasher, Dryer, Garage door opener, Microwave, Stove, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
# of Stories	2

Has Basement Yes



Luxury Features & Upgrades of

Exterior

Exterior Brick Facing, Vinyl siding
Lot Description 37 x 122 FT
Foundation Poured Concrete

80 Loretta Drive

Listing Details

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- Built by Mountainview Homes in 2005
- Large pie-shaped lot
- Newer 3 pc bathroom (2018)
- Heated in-ground pool by Paradise Pools (2012) with deck jets, pool heater and pool pump 2022
- Engineered hardwood flooring on main and second floor (2021)
- Main level & second floor painted in 2021
- 8 Oak trees planted 2022
- New fence (2023)
- New stairs (2023)
- Updated primary bathroom vanity & flooring (2024)
- New deck railing (2025)
- New garage door & frame (2025)
- New washer and dryer (2025)

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