

\$700,000 - 4376 Wilmer Road, Frontenac (frontenac South)

MLS® #X12440536

\$700,000

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

47 - Frontenac South, Frontenac (frontenac South), Ontario

CHARMING SYDENHAM AREA BUNGALOW OFFERS SUNSETS, SPACE, AND A SHORT RIDE TO KINGSTON. Discover the best of rural life just 15 minutes from Kingston! This bright and tastefully updated raised bungalow sits nicely back from the road on a well-groomed acre-plus property. Decks on two sides of the home offer expansive views of open fields and are the perfect spot to view both beautiful sunrises and sunsets. The layout is ideal for family living: Upstairs features a generous primary with a 3-piece ensuite, two additional bedrooms, a large main bath, and open concept kitchen, dining, and living rooms. The equally inviting lower level is built on grade, not below, so there is abundant sunlight, and it doesn't feel like a basement at all. This level includes an additional bedroom or office, a comfortable rec room, laundry room, 2-piece bath, and utility room. Bonus: the attached double garage offers a separate entrance directly into the lower level, making this space an ideal setup for a private teenager suite, dedicated home office, or superb in-law potential for multi-generational living. If you love the idea of rural living, but don't love the idea of a long commute, this location truly is the best of both worlds - 15 minutes to the conveniences of Kingston, 3 minutes to the boat ramp on Sydenham Lake, and just a short drive from great fishing,



boating, hiking, swimming, and snowmobiling!
Thoughtful updates over the years include a worry-free metal roof, paved driveway, interior paint, and an additional bedroom in the basement. Call for your private showing today, and you'll see why 4376 Wilmer should be at the top of your list! (id:6289)

Essential Information

Listing #	X12440536
Price	\$700,000
Bedrooms	4
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Raised bungalow

Community Information

Address	4376 Wilmer Road
Subdivision	47 - Frontenac South
City	Frontenac (frontenac South)
Province	Ontario
Postal Code	K0H2L0

Amenities

Utilities	Cable, Electricity
Features	Level lot, Wooded area, Open space, Lighting, Level
Parking Spaces	8
Parking	Attached Garage, Garage, Inside Entry
# of Garages	2
View	View

Interior

Appliances	Oven - Built-In, Water Heater, Water softener, Dishwasher, Dryer, Stove, Washer, Refrigerator
Heating	Propane Forced air

Cooling	Central air conditioning
Fireplace	Yes
Fireplaces	Pellet
# of Stories	1
Basement	Separate entrance

Exterior

Exterior	Brick, Vinyl siding
Exterior Features	Landscaped
Lot Description	150 x 300 FT
Foundation	Block

Listing Details

Listing Office CENTURY 21 HERITAGE GROUP LTD., BROKERAGE



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