

\$999,900 - 20 Arbordale Walk, Guelph (village By The Arboretum)

MLS® #X12440627

\$999,900

2 Bedroom, 3.00 Bathroom,
Single Family

Village By The Arboretum, Guelph (village By The Arboretum), Ontario

Nestled among beautiful, seasonal blooming trees on a quiet cul-de-sac, this charming detached bungalow offers the perfect balance of comfort, convenience, and gated retirement community living at its finest. From the moment you arrive at 20 Arbordale Walk, the inviting front porch and lush, landscaped gardens set the tone for what's inside. Step through the front door into a bright, open-concept layout where large windows and a carpet-free main floor create a sunlit, airy atmosphere. The high quality kitchen, designed by Chervin Kitchens, boasts quartz countertops, ample cabinetry with many pull out drawers, and seamless flow into the spacious dining and living areas. Ideal for both entertaining and everyday living. Step outside to your private deck and take in the vibrant scenery, the perfect backdrop for morning coffee or quiet afternoons. The primary suite features a walk-in closet and ensuite bath, while an additional bedroom provides flexibility for guests or a home office. The finished lower level extends your living space with a cozy family room with gas fireplace, office, 3-piece bath, and plenty of room for hobbies, storage, or a workshop. Living in The Village by the Arboretum means more than just a home, it's a lifestyle. With tree-lined streets, walking trails, social clubs, and a lively community centre just steps away, you'll enjoy unparalleled amenities



including on-site healthcare, fitness facilities, and endless activities. This home is more than a place to live, its where you'll thrive. Book your private showing today and discover the perfect blend of tranquility and 55+ community living. (id:6289)

Essential Information

Listing #	X12440627
Price	\$999,900
Bedrooms	2
Bathrooms	3.00
Type	Single Family
Sub-Type	Leasehold/Leased Land
Style	Bungalow

Community Information

Address	20 Arbordale Walk
Subdivision	Village By The Arboretum
City	Guelph (village By The Arboretum)
Province	Ontario
Postal Code	N1C4X7

Amenities

Amenities	Public Transit, Exercise Centre, Recreation Centre, Party Room, Fireplace(s)
Features	Cul-de-sac, Flat site, Sump Pump
Parking Spaces	2
Parking	Garage
# of Garages	1
Has Pool	Yes
Pool	Indoor pool

Interior

Appliances	Garage door opener remote(s), Water softener, Water meter, Blinds, Dishwasher, Microwave, Stove, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning

Fireplace	Yes
# of Fireplaces	2
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Brick, Steel
Foundation	Concrete

Listing Details

Listing Office Royal LePage Meadowtowne Realty Inc., Brokerage



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 27th, 2025 at 8:31am PDT