

\$1,590,000 - 52 Garrison Village Drive, **Niagara-On-The-Lake (town)**

MLS® #X12451827

\$1,590,000

3 Bedroom, 4.00 Bathroom,
Single Family on 0.00 Acres

101 - Town, Niagara-On-The-Lake (town),
Ontario

Welcome to 52 Garrison Village Drive, an exceptional residence that perfectly captures the elegance and craftsmanship that define Gatta Homes one of Niagara's most trusted luxury builders. Originally built as the model home for Gattas award-winning Village community, this property showcases the builders signature attention to architectural detail, quality materials, and thoughtful design. Set on a quiet, tree-lined street in The Village, one of Niagara-on-the-Lakes most coveted neighbourhoods, this stately Georgian-inspired home blends classic red brick, elegant symmetry, and a welcoming columned veranda. Inside, the space feels warm yet refined, with Austrian Admont natural wood flooring, custom millwork, and high ceilings that create a sense of timeless sophistication. The homes layout was designed for comfort and flexibility, featuring three spacious bedrooms, each with its own private ensuite, including a main-floor suite ideal for guests or multigenerational living. The kitchen opens to a bright, airy living space and extends outdoors to a professionally landscaped yard complete with a cedar deck, lattice fencing, and an enclosed screen porch perfect for summer entertaining or quiet relaxation. Practical luxury continues with main-floor laundry, heated floors in the primary ensuite, in-ceiling sound. Updates include new roof



(2019), Lennox A/C (2020), and furnace (2021) add confidence and comfort. Located steps from wineries, boutiques, caf  s, and scenic trails, this home embodies refined Niagara living a perfect blend of quality, character, and location thats rarely available in The Village. (id:6289)

Essential Information

Listing #	X12451827
Price	\$1,590,000
Bedrooms	3
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	52 Garrison Village Drive
Subdivision	101 - Town
City	Niagara-On-The-Lake (town)
Province	Ontario
Postal Code	L0S1J0

Amenities

Amenities	Fireplace(s)
Parking Spaces	6
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Water meter, Dishwasher, Dryer, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick, Wood
Lot Description	60.2 x 109.4 FT
Foundation	Poured Concrete

Listing Details

Listing Office RE/MAX NIAGARA REALTY LTD, BROKERAGE



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