

# \$1,049,000 - 303 Equinelle Drive, North Grenville

MLS® #X12455944

**\$1,049,000**

2 Bedroom, 2.00 Bathroom,  
Single Family on 0.00 Acres

803 - North Grenville Twp (Kemptville South),  
North Grenville, Ontario

Discover comfort, style, and privacy in this exceptional 2-bedroom + den bungalow, perfectly situated on a larger premium lot (UPGRADE) with no rear neighbours, backing onto the tranquility of the golf course. Whether you're enjoying the peaceful views from your sunroom (UPGRADE) or relaxing on your composite back deck (UPGRADE), you'll love the serenity and space this home offers. Step inside to find thoughtful upgrades throughout, including elegant wallpaper, crown molding, and a stunning upgraded bay window that floods the living space with natural light. The landscaped front and back yards feature a custom front patio and a spacious back patio complete with an automated awning, perfect for outdoor entertaining. Added for anyone in need of extra storage, the extended garage is a standout feature widened by 3 feet, fully drywalled and insulated for year-round use. Inside, the home is equipped with a central vac rough-in, water softener, on-demand hot water, and A/C, providing modern comfort and convenience. This is a rare opportunity to own a beautifully maintained bungalow in a sought-after location, offering both luxurious upgrades and peaceful golf course living. (id:6289)



## Essential Information

Listing #                      X12455944

Price	\$1,049,000
Bedrooms	2
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

### Community Information

Address	303 Equinelle Drive
Subdivision	803 - North Grenville Twp (Kemptville South)
City	North Grenville
Province	Ontario
Postal Code	K0G1J0

### Amenities

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

### Interior

Appliances	Garage door opener remote(s), Water Heater - Tankless, Water Heater, Dishwasher, Dryer, Microwave, Oven, Stove, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning, Air exchanger
Fireplace	Yes
# of Fireplaces	1
# of Stories	1

### Exterior

Exterior	Brick, Aluminum siding
Lot Description	52.6 x 118.2 FT
Foundation	Poured Concrete

### Listing Details

Listing Office	ENGEL & VOLKERS OTTAWA
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