

\$1,999,900 - 1599 Berlett's Road, Wilmot

MLS® #X12457546

\$1,999,900

3 Bedroom, 10.00 Bathroom,
Single Family on 0.00 Acres

N/A, Wilmot, Ontario

1599 Berlett's Rd, St. Agatha 18 Acres of Privacy and Possibility! Imagine your own private retreat just minutes from The Boardwalk, shopping, and medical centers. This rare 18-acre property offers space, flexibility, and endless potential with three separate buildings and optional storage structures perfect for multi-generational living, a home business, or hobby farming. The main bungalow offers over 4,600 square feet of living space, featuring two spacious bedrooms, 2.5 bathrooms, a large kitchen with a breakfast area, and a separate formal dining room. The living room is warm and inviting, complete with a wood-burning fireplace perfect for cozy evenings. The bright lower level is designed for versatility, offering an expansive recreation room with a bar, ideal for family gatherings, entertaining guests, or simply unwinding in your own space. It also includes a separate entrance, a full bathroom, a bedroom, and space for an additional bedroom if desired. The guest house adds over 1,000 sq. ft. with three bedrooms and one bath, perfect for extended family, guests, or rental income. The fully winterized office building offers another 1,000+ sq. ft. of flexible space with a bathroom ideal for a studio, workshop, or home business. Car enthusiasts will love the oversized 750 sq. ft. garage wide enough to fit up to four standard sized vehicles. Two optional 400-ft storage sheds provide extra space or can be removed prior to closing. Lovingly maintained by the original owner, this



property is a blank canvas ready for your personal touch. Bring your vision and creativity and transform this incredible space into your dream home, retreat, or business hub!
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Essential Information

Listing #	X12457546
Price	\$1,999,900
Bedrooms	3
Bathrooms	10.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1599 Berlett's Road
Subdivision	N/A
City	Wilmot
Province	Ontario
Postal Code	N0B2L0

Amenities

Amenities	Fireplace(s)
Utilities	Cable, Electricity
Features	Irregular lot size, Flat site, Lighting, Dry
Parking Spaces	14
Parking	Attached Garage, Garage, Inside Entry
# of Garages	2

Interior

Appliances	Central Vacuum, Water Heater, Water Treatment, Water softener, All
Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2

# of Stories	1
Basement	Separate entrance, Walk-up

Exterior

Exterior	Aluminum siding, Brick
Exterior Features	Landscaped
Lot Description	974.9 x 1214.4 FT ; 974.88 ft x 1214.40 x 857.11 x 691.11 ft 10 - 24.99 acres
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX TWIN CITY REALTY INC.
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