

# \$1,549,000 - 127 High Bluff Lane, Blue Mountains

MLS® #X12468536

**\$1,549,000**

4 Bedroom, 4.00 Bathroom,  
Single Family on 0.00 Acres

Blue Mountains, Blue Mountains, Ontario

Welcome to 127 High Bluff Lane, with over 3,000 sq ft of finished, exceptionally built, space. This raised bungalow is located on one of Thornbury's most sought-after private lanes. Perfectly positioned within walking distance to downtown and the waterfront shores of Georgian Bay. Set on a beautifully landscaped 162' x 81' lot backing onto green space and the Georgian Trail with no rear neighbours, this contemporary home is a true sanctuary. Enjoy the best of the area's amenities just minutes away: Lora Bay Golf Club, Christie Beach, downtown shops, dining, and only 15 minutes to Blue Mountain Village skiing and attractions. Step inside to discover a light-filled interior with vaulted ceilings, dazzling light fixtures, and built-in Bose speakers in the open-concept living and dining areas. Oversized windows flood the space with natural light, while a gas fireplace & custom stone surround creates a warm, ambiance. The chefs kitchen is a showstopper, high-end appliances, combination built-in wall oven, modern finishes, and two walkouts to the private backyard oasis, perfect for entertaining. This home features two luxurious primary suites on the main level, each with generous walk-in closets and spa-inspired ensuite bathrooms, one of which offers a luxurious 5 piece with soaker tub. The fully finished basement expands the living space with a large recreation area, wet bar, second gas fireplace, space for a pool table, and two additional bedrooms served by a 4 piece bath



with heated floors, plus ample storage throughout. The lower level is ideal for additional guest space, in-laws or older children. Oversized, heated double car garage with inside access is perfect for all the toys, storage, hobbies or hang out space. Outdoors, enjoy cobble stone paths, show stopping armour stone, unlock patios, hot tub, and of course, a tree lined walking trail. The peaceful, forested surroundings offer a retreat-like setting, yet its just steps from all Thornbury has to offer. (id:6289)

**Essential Information**

|            |                 |
|------------|-----------------|
| Listing #  | X12468536       |
| Price      | \$1,549,000     |
| Bedrooms   | 4               |
| Bathrooms  | 4.00            |
| Half Baths | 1               |
| Acres      | 0.00            |
| Type       | Single Family   |
| Sub-Type   | Freehold        |
| Style      | Raised bungalow |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 127 High Bluff Lane |
| Subdivision | Blue Mountains      |
| City        | Blue Mountains      |
| Province    | Ontario             |
| Postal Code | N0H2P0              |

**Amenities**

|                |                                                      |
|----------------|------------------------------------------------------|
| Amenities      | Beach, Golf Nearby, Ski area, Hospital, Fireplace(s) |
| Features       | Carpet Free, Sump Pump                               |
| Parking Spaces | 6                                                    |
| Parking        | Attached Garage, Garage, Inside Entry                |
| # of Garages   | 2                                                    |

**Interior**

|                 |                                                                                                                                 |
|-----------------|---------------------------------------------------------------------------------------------------------------------------------|
| Appliances      | Hot Tub, Garage door opener remote(s), Water Heater, Central Vacuum, Oven - Built-In, All, Dryer, Freezer, Washer, Refrigerator |
| Heating         | Natural gas Forced air                                                                                                          |
| Cooling         | Central air conditioning                                                                                                        |
| Fireplace       | Yes                                                                                                                             |
| # of Fireplaces | 2                                                                                                                               |
| # of Stories    | 1                                                                                                                               |
| Has Basement    | Yes                                                                                                                             |

## Exterior

|                   |             |
|-------------------|-------------|
| Exterior          | Wood, Stone |
| Exterior Features | Landscaped  |
| Lot Description   | 81 x 162 FT |
| Foundation        | Concrete    |

## Listing Details

Listing Office RE/MAX HALLMARK CHAY REALTY



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