

\$1,695,000 - 7253 36/37 NOTTAWASAGA SIDEROAD

Listing ID: 40532716

\$1,695,000

7 Bedrooms, 2 Bathrooms, 3875

Single Family

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SIDEROAD, Clearview, Ontario, L0M1P0

Secluded among towering pine trees and a 50 foot cedar hedge, this custom built home offers space, comfort and privacy, yet is centrally located in the heart of recreation country! The two storey brick home boasts 7 bedrooms (4+3) and 2.5 bathrooms, large eat-in kitchen, separate dining room which can seat 12, cozy living room with wood burning fireplace overlooking the backyard. Also on the main floor is the 450 square foot family room and the laundry and powder room. Four large bedrooms, with a 4 piece washroom and 3 piece ensuite can be found on the second floor. The basement has three additional bedrooms and storage areas--easily changeable into another type of living space if needed. In total, this house has over 2700 square feet of inside living space and offers plenty of space for outside activities including a 27 foot round pool, multi-level decking, cabana, an area to raise your own ducks and chickens if so inclined, and a large area for perennial and vegetable gardens. This park-like setting creates many opportunities for a creative mind! On the property is a large garage/shop, with 2 bays (one with an extended height door)--ideal for a home business and for additional storage. Note: property is approved for home business. The house is heated and

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cooled by an economical geothermal system, with a new furnace installed eight years ago. Other recent upgrades include shingles (2018) and new water heater. (2017, owned). The property is minutes to Blue Mountain, Osler Bluff, Devil's Glen, Nottawa, Collingwood and the Collingwood Airport. Nottawa Elementary School is close by. Enjoy the lifestyle that this home and property offers, all in the privacy and quietness of this rural oasis. (id:50245)

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Last Modified: 02/04/2024 01:34:00 PM

Listing Office: Engel & Volkers Toronto Central, Brokerage (Collingwood)