

\$915,000 - 253 SOUTH BAY Road

Listing ID: 40532801

\$915,000

3 Bedrooms, 3 Bathrooms, 7.61 acres

Single Family

253 SOUTH BAY Road, Honey Harbour,
Ontario, P0E1E0

Here's your chance to enjoy country living at it's best. The property is ideal for people who love recreational activities, but don't want the high costs or limited accessibility of waterfront properties. This property features over 7.5 acres of mixed forest, rock outcroppings and level areas and is only minutes to Highway 400 and the small village of Honey Harbour. Located minutes from several marinas, you can access the unlimited boating and fishing that Georgian Bay has to offer and there are ski hills within 30 minutes, golf courses nearby and trails for snowmobiles or ATVs as well. The one of a kind home features a large living room with vaulted ceiling and airtight woodstove and a large wrap around porch. This property is ideally suited to a small family or professionals who want to get out of the city and work from home. The rear of the home was recently added on as an in-law suite with separation from the main home, but access through the kitchen could be opened up. The rear family room looks out over a very private and level area which has a paddock and kennel/shed. This area would be ideal for a hobby farm or recreation or home based business. While the basement area is not conducive to extra bedrooms or finished living space, it is a

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great space for storage and utility and the current owners even used it as a spa room at one point. There's an 18x28 workshop and lots of room for a huge shop or garage.

Recent improvements include a brand new propane furnace, newer roof and septic. ***

Please view the video walkthrough for a better feel for the layout of the home. Also, on the REALTOR site you can scroll to the more photos link below the description to view a VR Tour of the inside which will give you a better feel for the layout ***

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Listing Office:Royal LePage In Touch Realty, Brokerage (Honey Harbour)