

# \$1,024,900 - 252 IRONWOOD Way

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## Listing ID: 40546960

**\$1,024,900**

3 Bedrooms, 4 Bathrooms, 2420

Single Family

252 IRONWOOD Way, Kemble, Ontario,  
N0H1S0

Water Views, Golf Course Views and End Unit Location!. Welcome to Cobble Beach Waterfront Golf Resort Community on the shores of Georgian Bay. This Maritime-1727 sqft bungalow townhome with fully finished basement backs onto the 16th hole. Stunning views of the Bay and golf course. Open concept dining & living room area design greets you when you walk in the front door, complete with double-height ceilings and a cozy fireplace. The open concept kitchen offers island seating, quartz countertops and stainless steel appliances. The master bedroom is located on the main floor with a breathtaking view and exceptional sunrises. The laundry room & 2-pc bath complete this level. Oak hardwood floors and California shutters/window coverings installed throughout. The loft-style second level is a versatile space for a family room or home office, full of natural light & open to the living area below. A bedroom & 4-piece bath provide ample space for family and guests. A fully finished basement offers even more livable space with a large, light-filled third bedroom, spacious rec room, 3 pc bathroom & plenty of storage space. The championship 18-hole links-style golf course, designed by Doug Carrick, ranks

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among Canada's top courses, providing residents with an unparalleled golfing experience. The resort offers world-class amenities, including The Sweetwater Restaurant, fitness facilities, hot tub & plunge pool, Beach Club, a 260-foot dock, 2 tennis courts, and a playground, catering to all ages and interests. Nestled against the backdrop of the Niagara Escarpment, residents can make the most of all four seasons, from golfing, hiking, swimming and sailing in the summer, to snowmobiling or skiing in winter months. For boating enthusiasts, the nearby Marina provides mooring for larger vessels. Located 2 & a half hours from downtown Toronto and 10 minutes from Owen Sound, this is the perfect combination of four-season luxury resort with the relaxed feel of Ontario's cottage country. (id:50245)

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