

# \$1,495,000 - 200 ANGLO Street Unit# 404

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## Listing ID: 40550008

**\$1,495,000**

3 Bedrooms, 3 Bathrooms, 1.02 acres

Single Family

200 ANGLO Street Unit# 404, Bracebridge,  
Ontario, P1L1G4

“The Vernon”, the premiere penthouse in the newest condominium complex to grace the shores of the Muskoka River! Luxury exemplified, this suite features lofty ceilings, separately zoned in-floor heating, ductless cooling, and gorgeous tree-top views. At an astonishingly generous 2200 sqft, this lovely condo shouts comfort, from the gas fireplace in the living room, to the freestanding soaker tub in the ensuite bath. Imagine stepping from your bed to the bliss of warm floors. Take your coffee out onto your own private river view balcony. Enjoy a glass in the evening by the fire in the living room. If you have a desire for some socialization with friends and neighbours, just pop down to Dryland Hall (named for one of the original families who resided on this beautiful bend in the River). The uniquely designed common room includes a screened Muskoka Room, a landscaped riverside patio, a pool table for the billiard aficionados and comfortable seating throughout plus a full kitchen for entertaining. Maintain your vitality in the light and bright main floor exercise room. Or take a walk to the park, the beach, the pickleball courts or into town. All are within 15 minutes. Underground parking is included with your suite (double spaces are

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available) so you will never have to shovel snow again, scrape off your car or even run out in the rain! The lower level also features a car wash! Lastly, and most important to some – a boat dock is available at an extra cost. If you are ready to give up the work and maintenance of a cottage or home, but not ready to give up on your boating, this is the ideal location. Fully sprinklered, over-engineered and protected with a backup generator – no expense has been spared in making RiversEdge a secure investment as well as a fabulous lifestyle. (id:50245)

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Listing Office: Chestnut Park Real Estate Ltd., Brokerage, Port Carling