

Listing ID: 40578040

\$659,000

2 Bedrooms, 2 Bathrooms, 888

Single Family

156 JOZO WEIDER Boulevard Unit# 424,
The Blue Mountains, Ontario, L9Y0V2

This prime location south facing 4th floor 2 bedroom, 2 bathroom unit, offers great views from the balcony and living area, overlooking the courtyard, with 2 year round hot tubs and a seasonal outdoor swimming pool, as well as picturesque views of the ski hills year round. In the winter, you can check out the conditions of the hills before even heading out! This top floor resort home is a perfect year round cottage alternative, that you can use personally for up to 10 days a month, if you wish. When not personally occupying it, Blue Mountain Resorts offers you a turn-key, fully managed rental program, so you can generate revenue to offset your operating costs. The revenue is pooled within the whole building, so even if it is not rented every night, you generate a percentage of the gross rent! The full kitchen is a wonderful feature for families that may want to eat in occasionally, when not enjoying one of the many fine dining options in the Village. The Grand Georgian, with direct access right into the action of the Village, is a very popular building in the Blue Mountain Village and was newly recently updated throughout. Additional amenities include underground parking, a ski locker area located in garage, an exercise

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room and indoor sauna as well as an owners lounge off the lobby. 2% BMVA Fee applicable on closing. Annual fees are \$1.00 per month per sq. ft. payable quarterly. Condo fees include all utilities. HST may be applicable but can be deferred if an HST registrant (id:50245)

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Listing Office: Chestnut Park Real Estate Limited (Collingwood) Brokerage