



Cross Property Client Full RES

47 TELFER ROAD
Collingwood, ON L9Y4S2
Simcoe County/ Collingwood/

Residential/ Single Family/ For Sale Price: \$589,000.00
Active



MLS#: **239654**
 List Date: **14-Jan-2020** Bedrooms (AG/BG): **4 (2/ 2)**
 Bathrooms (F/H): **3 (3/ 0)**

Type: **Detached**
 Style: **Bungalow**
 Sqft Above Grade: **1,332** Sqft Below Grade: **1,234**
 Sq Ft Finished: **2,566** Sq Ft. Unfinished
 Sq Ft Source: **Floor plan(s)**

New Construction: **No** # Rooms: **11**
 Title/Ownership: **Freehold** Recreational: **No**
 Fronting On: **South** Year Built/Desc: **2004/ Unknown**
 Lot Front: **46.00** Lot Depth: **127.00**
 Road Access Fee: Lot Size/Acres: **Under .5 Acre/**
 Access: **Municipal road, Year Round**
 Garage Spaces/Type: **2.0/ Attached**
 Driveway Spaces/Type: **2/ Private Double Wide/ Asphalt**
 Waterfront: **No** WF Exposure:
 Leased Land Fee:

Public Remarks: **Spacious 4 bed, 3 bath, raised bungalow with 2 car garage in Collingwood. The ideal family home or weekend getaway to enjoy everything this sought after area has to offer! The open plan main level features a large kitchen/dining area with plenty of storage, a central island & a walk out to an expansive rear deck overlooking lush greenery and one of Collingwood's beautiful trails. Also on the main level you'll find a good-sized master suite with a walk out and 4pc ensuite, guest bedroom and another 3pc bath. The fully finished lower level provides a play/living space for kids or guests and includes a gas fireplace, 2 additional bedrooms, full bath & laundry room. Entertain family & friends on the back deck while the kids enjoy the back yard surrounded by trees for privacy. A short drive or bike ride to Downtown Collingwood, close to picturesque trails & walking distance to schools! Just a 10-minute drive from Blue Mountain Village, private ski clubs & close to the spectacular beaches.**

Directions: **High Street, turn onto Telfer Road**

Interior Features

Interior Features: **Smoke Detector**
 Basement: **Full/ Fully Finished/** Fireplace:
 Heat Primary/Sec: **Forced Air-Gas/ Fireplace-Gas**
 HVAC: **None** Foundation: **Poured Concrete**
 Under Contract/Rental Items: **Hot Water Tank** Plumbing Age:

Exterior Features

Add'l Monthly Fees: Exposure: Pool: **None**
 Exterior Finish: **Brick**
 Restrictions: **None**
 Services: **Cable, Cell Service, Electricity, Garbage/Sanitary Collection, Internet High-Speed, Natural Gas, Recycling Pickup, Street Lights**
 Topography: **Level** Alternative Power:
 Roofing: **Asphalt** Yr Roof Surface Replaced:
 Water/Supply Type: **Municipal/** Sewage: **Municipal Sewers**
 Exterior Features: **Deck(s), Porch-Enclosed**
 Site Influences: **Landscaped, Schools, Trails**
 Schools: **Cameron St Public School Collingwood Collegiate Institute St Mary's Catholic School Elementary School Catholic Notre-Dame-De-La-Huronie**

Inclusions/Exclusions

Inclusions: **Refrigerator, Stove**

Exclusions: **washer and dryer**

Tax Information

Roll#: **433107000334646** Local Improve Fee/Comments /
 Pin#: **582740319** Zoning: **R1** Taxes/Year: **\$4,100/ 2018**
 Assessment \$/Year: **\$353,000/2016** Survey/Year: **No** Survey Type:
 Legal Description: **LOT 27, PLAN 51M-734 TOWN OF COLLINGWOOD**

Rooms

Room	Level	Dimensions	Features
Bathroom	M		3-Piece
Bathroom	M		4-Piece, Ensuite
Bedroom	M	13'9"x9'2"	
Master Bedroom	M	15'2"x14'	Ensuite
Living Room	M	16'4"x22'3"	
Kitchen	M	14'11"x12'	
Dining Room	M	14'11"x8'8"	
Bathroom	L		4-Piece
Bedroom	L	10'11"x18'3"	

Bedroom L **6'10"x18'4"**
Recreation Room L **18'10"x22'7"**

Royal LePage Locations North (Thornbury), Brokerage

Client Full Report

Date Printed: 01/14/2020

Prepared By: JENNA DAVIS, Salesperson

Royal LePage Locations North (Collingwood), Brokerage

Search Criteria

This search was narrowed to a specific set of Listings.

Property Type is 'Residential'

Selected 1 of 1 result.