



Tarynn Lennox
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Cross Property Client Full RES

125 MOUNTAIN ROAD
Meaford, ON N4L1W6
Grey County/ Meaford (Muni)/

Residential/ Single Family/ For Sale Price: \$995,000.00
Active



MLS@#: **261766**
List Date: **28-May-2020** Bedrooms (AG/BG): **3 (3 / 0)**
Bathrooms (F/H): **2 (2 / 0)**

Type: **Detached**
Style: **Bungalow**
Sqft Above Grade: **1,802** Sqft Below Grade: **0**
Sq Ft Finished: **1,802** Sq Ft. Unfinished:
Sq Ft Source: **Floor plan(s)**
New Construction: **No** # Rooms: **8**
Title/Ownership: **Freehold** Recreational: **No**
Year Built/Desc: **1986/ Completed / New**
Fronting On: **North** Year Built/Desc: **1986/ Completed / New**
Lot Front: **504.25** Lot Depth: **236.44**
Road Access Fee: Lot Size/Acres: **3-9.99 Acres/ 3.00**
Access: **Year Round**
Garage Spaces/Type: **2.0/ Detached**
Driveway Spaces/Type: **6/ Circular/ Gravel**
Waterfront: **No** WF Exposure:
Leased Land Fee:

Public Remarks: **Updated home located on 3 acres, w/ panoramic views of Georgian Bay & escarpment! Renovated throughout with thoughtful design & upscale finishes, this is the ideal family home or weekend retreat, 5 mins from Thornbury. Step inside to a beautiful, bright open space featuring engineered hardwood floors throughout, sloping ceilings & most importantly, breathtaking views from every window! Cook and dine with a view from the large kitchen featuring wine bar and dining area with walk out to the back deck. The living room has floor to ceiling windows that accentuate the bay views & propane fp finished in Japanese Shou Sugi Ban. The master suite boasts an updated 3pc ensuite bath, walk-in closet, & private deck w/ stunning water views; the perfect spot to enjoy your morning coffee & sunrises. There are also 2 guest beds, shared 4pc bath, new mudroom & laundry. Surrounded by nature, outside you'll find landscaped gardens & detached 2 car garage w/ full electric & loft space. Covid 19 protocols in place.**

Directions: **From HWY 26, Turn onto The Blue Mountains Meaford Townline Rd, Continue onto Side Rd 7, Turn left onto Mountain Rd**

Interior Features

Interior Features: **Smoke Detector, Washer/Dryer Hookup, Water Heater Owned, Other (see remarks)**
Basement: **Crawl Space/ Unfinished/** Fireplace:
Heat Primary/Sec: **Forced Air-Propane/ Fireplace-Propane**
HVAC: **HRV System** Foundation: **Poured Concrete**
Under Contract/Rental Items: **None** Plumbing Age:

Exterior Features

Add'l Monthly Fees: Exposure: Pool: **None**
Exterior Finish: **Wood**
Restrictions: **None**
Services: **Cell Service, Electricity, Garbage/Sanitary Collection, Internet High-Speed, Natural Gas, Recycling Pickup, Telephone**
Topography: **Clear View, Hillside, Sloping, Wooded/Treed** Alternative Power:
Roofing: **Asphalt** Yr Roof Surface Replaced: **2019**
Water/Supply Type: **Other/ Cistern, Drilled Well** Sewage: **Septic**
Water Treatment: **UV System**
Exterior Features: **Deck(s), Fenced Partial, Patio(s), Privacy, Year-Round Living**
Site Influences: **Beach, Dog Park, Downtown, Golf, Hospital, Landscaped, Major Highway, Schools, Shopping Nearby, Skiing, Trails, Water View, Other (see remarks)**

Inclusions/Exclusions

Inclusions: **Dishwasher, Microwave, Refrigerator, Stove, Smoke Detector**

Exclusions: **Artwork**

Tax Information

Roll#: **421048000101813** Local Improve Fee/Comments /
Pin#: **371190330** Zoning: **R1** Taxes/Year: **\$4,124/ 2019**
Assessment \$/Year: **\$319,000/2020** Survey/Year: **No** Survey Type:
Legal Description: **LT 13 PL 935; MEAFORD**

Rooms

Room	Level	Dimensions	Features
Bathroom	M		3-Piece, Ensuite
Bathroom	M		4-Piece
Bedroom	M	11'3"x11'9"	
Bedroom	M	7'3"x13'4"	
Master Bedroom	M	11'3"x15'1"	
Living Room	M	20'5"x18'5"	
Kitchen	M	11'10"x13'9"	
Dining Room	M	11'5"x14'	

Royal LePage Locations North (Thornbury), Brokerage

Client Full Report

Date Printed: 05/29/2020

Prepared By: Tarynn Lennox, Salesperson

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Search Criteria

This search was narrowed to a specific set of Listings.

Property Type is 'Residential'

Selected 1 of 1 result.