



Cross Property Client Full RES

19 DAWSON DRIVE #39
Collingwood, ON L9Y5B4
Simcoe County/ Collingwood/

Residential/ Condo/ For Sale
Active

Price: \$319,000.00



MLS@#: **263523**
 List Date: **05-Jun-2020** Bedrooms (AG/BG): **2 (2/ 0)**
 Bathrooms (F/H): **2 (2/ 0)**

Type: **Apartment Unit**
 Style: **1 Storey, Other**

Sqft Above Grade: **810** Sqft Below Grade: **0**
 Sq Ft Finished: **810** Sq Ft. Unfinished

Sq Ft Source: **Floor plan(s)**

New Construction: **No** # Rooms: **6**
 Title/Ownership: **Condominium** Recreational: **No**
 Year Built/Desc: **0/ Completed / New**

Fronting On: **East**

Access: **Year Round**
 Driveway Spaces/Type: **1/ Mutual/Shared/ Asphalt**
 Waterfront: **No** WF Exposure:
 Leased Land Fee:

Public Remarks: **Updated 2 bed, 2 bath apartment, located in the Cranberry condo community close to Downtown Collingwood and everything the Blue Mountains has to offer. Many updates throughout including, attractive vinyl flooring, bathroom vanities and appliances. The kitchen boasts extra tall kitchen cabinets, full size pantry, bamboo countertops and new black stainless french door fridge (2020). The master bedroom features a good size walk through closet and access to the balcony where you can enjoy your morning coffee! In addition there's a guest bedroom and bathroom, perfect for friends and family. This fantastic unit is the ideal weekend retreat or full time residence, located in a desirable neighbourhood in picturesque Collingwood. Just minutes from award winning dining, boutiques, beaches and many trails and a short drive from Blue Mountain and the areas beaches, trails, golf and ski clubs.**

Directions: **Hwy 26 W - left on Keith Ave - right on Dawson**

Interior Features

Interior Features: **Main Floor Laundry, Smoke Detector, Storage Area Lockers**
 Basement: **None/ None/** Fireplace:
 Heat Primary/Sec: **Baseboard/ Fireplace-Wood**
 HVAC: **None** Foundation: **Slab**
 Under Contract/Rental Items: **Hot Water Tank** Plumbing Age:

Exterior Features

Add'l Monthly Fees: Exposure: Pool: **None**
 Exterior Finish: **Wood**
 Restrictions: **Subdivision Covenants**
 Services: **Cell Service, Electricity, Garbage/Sanitary Collection, Internet High-Speed, Street Lights, Telephone**
 Topography: **Flat** Alternative Power:
 Roofing: **Asphalt** Yr Roof Surface Replaced:
 Water/Supply Type: **Municipal/** Sewage: **Municipal Sewers**
 Exterior Features: **Balcony**
 Site Influences: **Golf, Major Highway, Park, Schools, Shopping Nearby, Skiing, Trails**

Inclusions/Exclusions

Inclusions: **Dishwasher, Dryer, Microwave, Refrigerator, Stove, Washer**

Exclusions: **Window air conditioner**

Condominium

Condo Name: **Cranberry Resort** Property Mgr/Phone: **Elite Property Management/ 705-445-3653**
 Condo Corp. #: **79** Condo Fee: **347.79** Fee Remarks:
 Condo Corp. Yr End: **31-Jul-2020** Pets Permitted: **Yes** Status Certificate/Date: /
 Laundry Access: Locker #/Info: / **Owned**
 Parking Type #1: **Exclusive** Parking Type #2:
 Condo Amenities: **Balcony, BBQs Permitted, Seasonal Living, Visitor Parking, Year Round Living**
 Included In Costs: **Building Insurance, Building Maintenance, Common Elements, Garbage Removal, Ground Maintenance/Landscaping, Management, Parking, Snow Removal**

Lease Requirements: Pets Permitted: **Yes**
 Property Mgr/Phone: **Elite Property Management/ 705-445-3653**

Tax Information

Roll#: **433104000214740** Local Improve Fee/Comments /
 Pin#: **590790040** Zoning: **R1** Taxes/Year: **\$1,503/ 2019**
 Assessment \$/Year: **\$129,000/2020** Survey/Year: **No** Survey Type:
 Legal Description: **UNIT 16, LEVEL 2, SIMCOE CONDOMINIUM PLAN NO. 79 ; PT BLK H PL 1654, PTS 1 & 2 51R15620, MORE FULLY DESCRIBED IN SCHEDULE 'A' OF DECLARATION LT122256 AS RELEASED BY LT130910, LT137295, LT168332, LT174891 ; COLLINGWOOD**

Rooms

Room	Level	Dimensions	Features
Bathroom	M		4-Piece
Bathroom	M		3-Piece

Bedroom	M	12'2"x8'11"
Master Bedroom	M	10'8"x12'1"
Living Room	M	13'3"x15'3"
Kitchen	M	13'x8'9"

Royal LePage Locations North (Collingwood), Brokerage

Client Full Report

Date Printed: 07/10/2020

Prepared By: JENNA DAVIS, Salesperson

Royal LePage Locations North (Collingwood), Brokerage

Search Criteria

Status is one of 'Active', 'Conditional'

List SP MUI is 11401028

Co List Agent MUI is 11401028

Co List Agent Agent 2 MUI is 11401028

Co List Agent 3 MUI is 11401028

Selected 1 of 5 results.