

110 STONE ZACK Lane, The Blue Mountains, Ontario N0H 1J0

Client Full
Active / Residential

110 STONE ZACK Ln The Blue Mountains
Pending Board Approval

MLS® #: 40155989
Price: \$3,250,000



Grey/Blue Mountains/Blue Mountains

Bungalow/House

	Beds	Baths	Kitch
Lower	1	1	
Main	3	3	1

Beds: 4 (3 + 1)
Baths: 4 (3 + 1)
SF Total: 4,926/Plans
SF Range: 3001 to 4000
Abv Grade Fin SF: 3,421.00/Plans
Blw Grade SF: 1,505.00/Plans
Common Interest: Freehold/None
Tax Amt/Yr: \$0/2020
Condo Fee/Freq: 225.00/Monthly

Remarks/Directions

Public Rmks: **GEORGIAN BAY CLUB.** Architecturally crafted home located in a private community setting in The Blue Mountains with golf course & Escarpment views. This exquisite property boasts many high quality features throughout; Smart-home technology, hydronic heated floors on both levels, Sonos sound system, natural stone countertops & Hunter Douglas custom window coverings. Features and finishes by renowned designer, Jo Redman of Redman/Watson Design. Start living the life of luxury & access GBC via the cart path with your golf cart. The great room features 24ft shiplap vaulted ceilings, Napoleon gas fireplace with floor to ceiling natural stone surround, wide plank oak wood flooring & an entry with steel beams & stone pillars highlighting an amazing wine bottle wall. The open plan Downsview Custom kitchen offers natural stone countertops, built in appliances including Sub Zero side by side refrigerator & freezer, Wolf 6 burner gas range/oven, Wolf convection oven/microwave & warming drawer. Also on the main level you'll find an office w/handcrafted barn door, Downsview powder room, primary suite, 2 guest beds w/Jack & Jill 4pc bath & a mudroom/laundry w/custom millwork, fridge/freezer & heated floors. The primary suite features Escarpment views, custom drapery, gas fireplace, walk-in closet w/built-ins and 2 walk-outs with access to the patios, one has a hot tub. The spa-like 5pc ensuite boasts heated floors, freestanding tub & natural stone counters. Head down the glass railing stairs to a lower level space. You'll find a bed, 3pc bath, big windows, rec room w/surround sound & ample space for a pool table complete w/a wet bar. Oversized 2 door garage can hold large vehicles & a golf cart, also wired for an electric vehicle. The exterior boasts a hot tub, in-ground irrigation system and natural stone patios. With the purchase of this home you have the ability to skip the long waitlist & buy a membership. Short drive from private ski clubs & Thornbury. Covid 19 protocols in place.

Directions: **HWY 26, turn onto Camperdown Road, Turn onto Stone Zack Lane**

Common Elements

Condo Fees: \$225.00/Monthly
Condo Fees Incl: Ground Maintenance/Landscaping, Other

Exterior

Exterior Feat: **Hot Tub, Landscaped, Lawn Sprinkler System, Lighting, Patio(s), Privacy, Year Round Living**
Construct. Material: **Board & Batten, Stone, Wood** Roof: **Other**
Shingles Replaced: Foundation: **Poured Concrete, Slab** Prop Attached: **Detached**
Year/Desc/Source: **2020/Completed / New/Builder** Apx Age: **0-5 Years**
Property Access: **Private Road** Rd Acc Fee:
Garage & Parking: **Attached Garage, Private Drive Double Wide, Asphalt Driveway**
Parking Spaces: **4** Driveway Spaces: **2.0** Garage Spaces: **2.0**
Parking Level/Unit: Parking Assigned: Sewer: **Sewer (Municipal)**
Services: **Cable, Cell Service, Electricity, Garbage/Sanitary Collection, Natural Gas, Recycling Pickup, Street Lights, Telephone Municipal**
Water Source: **Municipal** Water Tmnt:
Lot Size Area/Units: / Acres Range: **< 0.5** Acres Rent:
Lot Front (Ft): **109.41** Lot Depth (Ft): **145.50** Lot Shape:
Location: **Urban** Lot Irregularities: Land Lse Fee:
Area Influences: **Beach, Dog Park, Downtown, Golf, Highway Access, Hospital, Lake/Pond, Landscaped, Library, Open Spaces, Park, Place of Worship, Playground Nearby, Public Parking, Quiet Area, Schools, Shopping Nearby, Skiing, Trails, Other**
View: **Golf Course, Mountains, Trees/Woods** Retire Com:
Topography: **Level** Fronting On:

Interior

Interior Feat: **Auto Garage Door Remote(s), Bar Fridge, Built-In Appliances, Water Heater Owned, Other**
Basement: **Full Basement** Basement Fin: **Fully Finished**
Laundry Feat: **Laundry Room, Main Level**
Cooling: **Central Air**
Heating: **Forced Air, Gas, Hot Water-Other, In-Floor**
Fireplace: **/Natural Gas** FP Stove Op:
Under Contract: **None** Contract Cost/Mo:
Inclusions: **Dishwasher, Dryer, Gas Stove, Hot Tub, Refrigerator, Smoke Detector, Washer, Window Coverings, Wine Cooler**

Add Inclusions: **TV in great room/office/basement/master bed. All Sonos controllers in great room, office, primary bed and basement. Denon receiver to run surround sound system. In-wall speakers in all rooms. x2 dishwasher, bar fridge, speed oven/warming drawer**

Exclusions: **All furniture. All artwork. Garage free standing racking. Freezer in garage.**

Property Information

Common Elem Fee: No	Local Improvements Fee:
Legal Desc: 110 STONE ZACK LANE GVLCP 81 LEVEL 1 UNIT 2 BLUE MOUNTAINS TOWN	Survey: Available/
Zoning: R1	Hold Over Days:
Assess Val/Year: \$0/2020	Occupant Type: Owner
PIN:	Deposit: TBD
ROLL: 424200001100370	
Possession/Date: Other/	

Brokerage Information

List Date: **09/08/2021**
List Brokerage: [Royal LePage Locations North \(Thornbury\), Brokerage](#) 
Source Board: **Southern Georgian Bay**

Prepared By: STEVE SIMON, Salesperson
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Date Prepared: 09/08/2021

***Information deemed reliable but not guaranteed.* CoreLogic Matrix**

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<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Dimensions (Metric)</u>	<u>Room Features</u>
Bathroom	Main			2-Piece
Bathroom	Main			4-Piece
Bathroom	Main			5+ Piece
Primary				
Bedroom	Main	13' 0" X 16' 7"	3.96 X 5.05	
Bedroom	Main	10' 11" X 15' 8"	3.33 X 4.78	
Dining Room	Main	15' 1" X 9' 11"	4.60 X 3.02	
Kitchen	Main	15' 1" X 17' 1"	4.60 X 5.21	
Laundry	Main	9' 5" X 18' 5"	2.87 X 5.61	
Living Room	Main	16' 6" X 27' 0"	5.03 X 8.23	
Office	Main	11' 0" X 12' 7"	3.35 X 3.84	
Bedroom Primary	Main	26' 6" X 20' 9"	8.08 X 6.32	
Bathroom	Lower			3-Piece
Bedroom	Lower	14' 5" X 12' 1"	4.39 X 3.68	
Recreation Room	Lower	24' 8" X 40' 8"	7.52 X 12.40	

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Click the LifeStyle Match button to prioritize which property features matter most to you.

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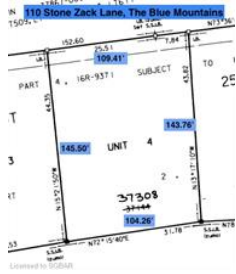
Green Energy Efficient:
Green Energy Generation:
Green Indoor Air Quality:
Green Sustainability:
Green Water Conservation:
Energy Certification:
Information Statement:

Date:

Level:

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