

Property Features of 1-177 East Ridge Drive, Thornbury

Exterior

- Georgian Bay views
- 2 car garage
- Private patio with bay views
- Landscaped gardens
- Mature greenery surrounding the property

Interior

- 3 bedrooms (loft space has potential to make this a 4 bed home)
- 5 bathrooms
- Georgian Bay views throughout
- Open plan kitchen, dining and living room
- Large kitchen
- Main level primary bedroom
- Main level laundry
- Formal dining room
- Fully finished lower level
- Cooling: Central Air
- Heating: Fireplace-Gas, Forced Air, Gas
- Large windows throughout

Great Room

- Bay views
- Vaulted ceilings
- Gas fireplace
- Walk out to private patio

Kitchen/Dining

- Granite counters
- Large island
- Breakfast bar

Primary Bedroom Suite

- Water views
- Walk out to patio
- Walk in closet
- 6pc ensuite bathroom

Primary ensuite

- 6pc bathroom
- Large bathtub
- Separate walk in shower
- Bidet
- Toilet
- Double vanity

Second level

- Loft space
- Potential for 2 bedrooms
- Bedroom/family room
- 3pc Bathroom
- Sitting area



** The information provided on this Features List is provided by the owner and is believed to be accurate and reliable. The Lifestyles North Team and Royal LePage Locations North assumes no responsibility for any errors or inaccuracies.

Lower level

- Spacious rec room
- 1 bedroom
- 3pc ensuite bathroom
- 2pc bathroom
- Large windows
- Ample storage space

Area

- Minutes from Thornburys award winning dining, boutiques, harbour and coffee shops.
- A short drive to Blue Mountain, Collingwood and private ski/golf clubs

Other details

- Condo fee \$673/month
- Taxes (2020): \$5000 (approx) TBD

Lora Bay Amenities

- Rec centre with indoor pool
- Clubhouse with restaurant
- Lora Bay Golf Club
- Georgian Trail
- 2 Beaches

Inclusions

- Dishwasher, Dryer, Refrigerator, Stove, Washer, Window Coverings, furniture

Exclusions

- piano, copper pots in dining room, two chairs and table between them in living room, 2 bikes



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