

# \$749,000 - 2174 ISLAND 404/QUARRY Island

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## Listing ID: 40470269

**\$749,000**

5 Bedrooms, 2 Bathrooms, 1.04 acres  
Single Family

2174 ISLAND 404/QUARRY Island,  
Georgian Bay, Ontario, P0E1E0

Whether you're looking to host gatherings with family and friends or simply relax in the sun, this 1.04-acre property has it all, along with 135 feet of prime Georgian Bay water frontage and fantastic swimming with a mixed sand/rock beach. Inside the 4 season home, you will find a generous living area with vaulted ceilings and a massive efficient airtight stone fireplace with blower fans. Downstairs there are 3 bedrooms and a 3-piece bathroom, while upstairs you will find 1 large bedroom, a 2-piece bathroom and a sleeping loft/office. Enjoy barbecuing or relaxing in the breeze on the large wrap-around deck, while watching the children play in the spacious level yard with plenty of room for games and sports. The basement is equivalent to a 3 car garage and is easily accessible to store snowmobiles and ATV's. Along the shore there is a long dock with marine railway and a rare boathouse, complete with sleeping loft above, perfect for viewing the amazing sunsets. For walking/hiking enthusiasts, Quarry Island has a great trail that circles the interior of the island. (id:49587)

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Listing Office:RE/MAX By The Bay Brokerage (Honey Harbour)