

# **\$724,900 - 270 PINE Street**

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## **Listing ID: 40470512**

**\$724,900**

4 Bedrooms, 3 Bathrooms, 0.72 acres

Single Family

270 PINE Street, Bracebridge, Ontario,  
P1L1Z5

ESTATE SALE! Live in the upstairs 2 bedrooms and rent out the basement 2-bed, 1 bath lower-level apartment with separate entrance, perfect for extended families, or for rental income. This location is very close to one of the conceivable future Bracebridge hospital locations. Inside the home, enjoy the charming character of this well maintained in-town two story home. Large in town corner lot (170'x175'). Possible future severance potential when sewer connection comes to property. The ample property and four bedrooms plus a large workshop/garage are hard to find this close to shopping and schools. The spacious eat-in kitchen leads past the main floor laundry and a generous living room. Complementing this level is a main floor bedroom, large study/library and 3 piece bathroom. Up the stairs is the master bedroom and 4 piece bathroom. The lower level boasts a separate in-law suite with a private kitchen, dining, living room and two lower level bedrooms. A 4 piece bathroom completes the basement suite. Additionally the basement offers a workshop space and second laundry facilities. The weekend warrior or professional tradesperson will enjoy the oversized heated (with wood) garage/workshop (36'x24') with 10+ foot

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ceilings and an extra connected car bay (28'x11'). The outdoor space provides ample room for toy storage and includes a fire-pit and shed (16'x6'). (id:49587)

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Listing Office: Keller Williams Experience Realty, Brokerage (Unit B)