



For Sale

42 Nicholson Point Road
Loyalist, Ontario
MLS® 451320197

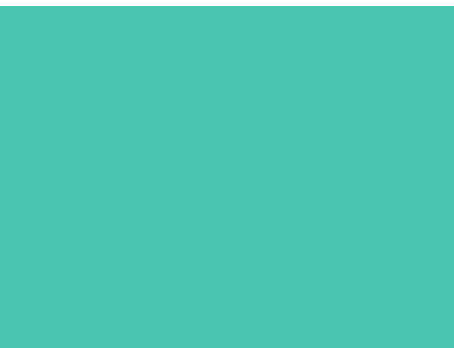
Finding your dream home

IS WHAT WE DO

An ideal retreat...

This architecturally designed 6 bedroom home was completed in 2009, is finished on three levels and is ideal for gatherings with its family friendly lay out and great space inside and out. Enjoy the slate foyer leading to gleaming hardwood, soaring vaulted ceilings, spacious principal rooms, walkout to patio from basement, large workshop, detached shed, double garage, hardwired sound system and more!





This home as much to offer...

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Details

Property Style	Detached
Community	Nicholson Point
City	Loyalist
Bedrooms	4+2
Bathrooms	3.5
Waterfront	Lake Ontario
Lot Size	95' x 215'
Floor Space	3800 sqft
Stories	2
Year Built	2009
Construction	Frame
Foundation	Concrete
Exterior	Stone & Wood
2015 Taxes	\$14,000.00
Garage	Double

Features

Kitchen	12' x 16'
Dining Room	12' x 16'
Media Room	15' x 23'
Great Room	16' x 22'
Library	10' x 22'
Recreation Room	22' x 24'
Bedroom - Main Level	10' x 15'
Master Bedroom	14' x 17'
Bedroom - Upper Level	11' x 16'
Bedroom - Upper Level	11' x 16'
Bedroom - Lower Level	10' x 15'
Bedroom - Lower Level	11' x 12'
Laundry	8' x 9'

Utilities

Heating Source	Forced Air Gas
Cooling System	Central AC
Sewer	Septic
Water	Well, UV and Treatment System



Helping you is what we do.™





Lakefront oasis is city close...

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Inclusions: Ceiling Fans and Light Fixtures, Window Coverings, Central Vac, Built In Speakers, Dishwasher, Gas Range, Wall Oven, Smoke Detectors, Garage Door Opener, Water Softener, Dock, Boat Lift

The Waterfront...

This property sits on Lake Ontario with 95' of owned shoreline. The dock and boat lift make this property the perfect retreat for those who like to enjoy the open water and the clean, rocky shoreline can't be beat.

There are southerly water views from most rooms in this lovely home and the rolling back lawn enjoys sunshine throughout the day. On cooler nights one can relax by the gas fire pit on the covered patio or have supper "al fresco" while enjoying the sunset.



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