

\$1,490,000 - 849 Beach Boulevard, Hamilton

MLS® #40763029

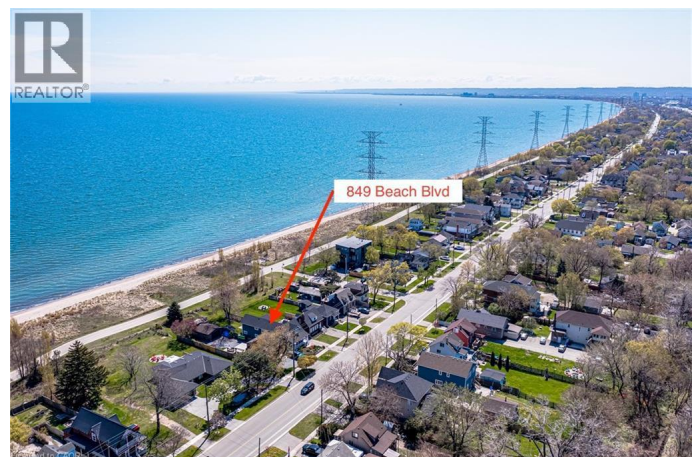
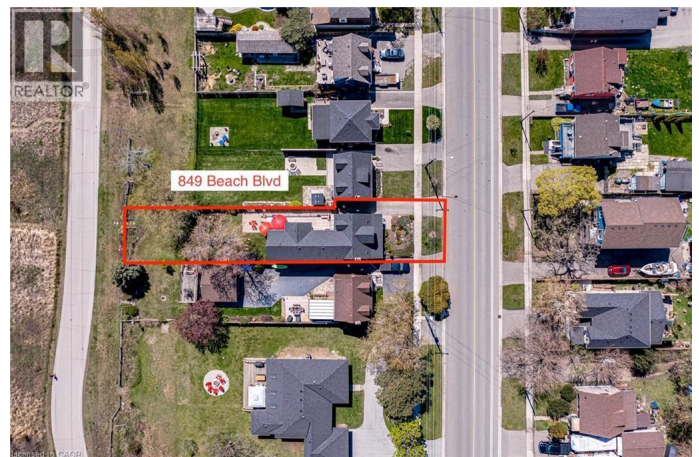
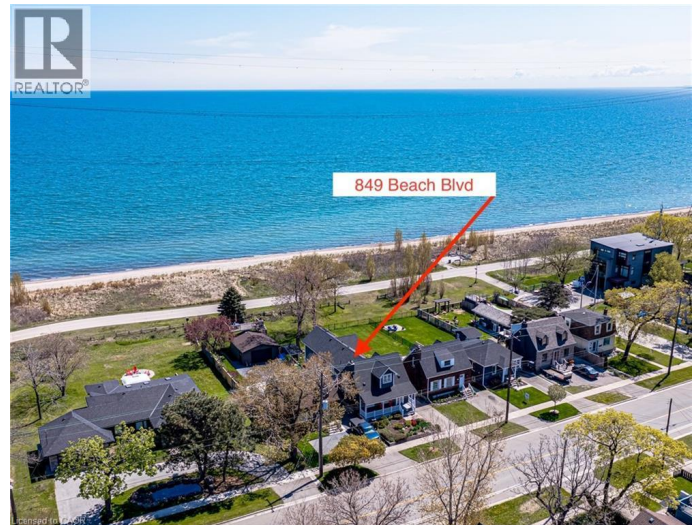
\$1,490,000

3 Bedroom, 3.00 Bathroom, 2,318 sqft

Single Family on 0.00 Acres

290 - Hamilton Beach, Hamilton, Ontario

Welcome to 849 Beach Boulevard where charm & serenity are coupled with quick access to commuter transportation. This fully renovated 2300 sq ft home offers modern amenities w/lakeshore living. In the heart of the home, the updated gourmet kitchen leads into a spacious great room providing a perfect layout for both relaxed mornings & sophisticated evenings with unobstructed, breathtaking views of Lake Ontario & magical sunsets. This beautiful open-concept main floor where abundant natural light streams through expansive windows seamlessly connects the living dining & entertaining areas. The generous main-floor sitting room (20' x 12') with gas fireplace, offers the flexibility to serve as a 4th bedroom, ideally situated beside a 2-piece bath with a shower rough-in. The home featuring three generous sized bedrooms & three elegantly finished bathrooms & large den with a fireplace strikes the ideal balance between form & function. Wake up to the sound of waves & enjoy your morning coffee on your private deck taking in breathtaking lake views. Located on the shore of Lake Ontario the beautiful back garden opens onto the iconic Waterfront Trail providing over 20 km of uninterrupted beach, trails & parks (Centennial Waterfront Park, Hamilton Beach, Burlington Beach & Spencer Smith Park) ideal for biking, rollerblading & strolling. Experience refined lakeshore living just minutes from city conveniences & easy access to major transportation allowing easy



commuting to the GTA. Every detail has been thoughtfully designed for comfort, style & tranquility. Don't miss out! (id:6289)

Essential Information

Listing #	40763029
Price	\$1,490,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	2,318
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	2 Level

Community Information

Address	849 Beach Boulevard
Subdivision	290 - Hamilton Beach
City	Hamilton
Province	Ontario
Postal Code	L8H6Z5

Amenities

Amenities	Beach
Features	Lot with lake, Sump Pump
Parking Spaces	2
View	Lake view
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Interior Features	Ceiling fans
Appliances	Dishwasher, Microwave, Refrigerator, Gas stove(s), Window Coverings
Heating	Forced air
Cooling	Central air conditioning
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Wood
Construction	Wood frame

Listing Details

Listing Office Keller Williams Edge Realty



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