

\$715,000 - 105 Frederick Street, Bracebridge

MLS® #40773831

\$715,000

4 Bedroom, 3.00 Bathroom, 3,056 sqft

Single Family on 0.00 Acres

Draper, Bracebridge, Ontario

Fully renovated Large L shaped kitchen with an eat in island with stools and a kitchen table that has a wood fireplace with glass doors. All the appliances are included with a modern range hood with built-in dishwasher. Large dining room with table and chairs with a hutch included plus a patio door to a 11 x 19 privacy deck out showing the fenced yard. The living room has a wood fireplace with glass doors that is WETT certified. Master bedroom has a built-in King bed included with a 3 pc bathroom and a shower plus off the bedroom is a large laundry room with built in cupboards and shelves for folding your clothes. Two more ample bedrooms and a 4 pc bathroom on the main floor. Off the kitchen is an exit outside to the garage area plus stairs to the finished basement. The finished basement has a Theatre room 12 x 26 plus an airtight woodstove that is WETT certified and a walkout entry to a covered room that is included from the elements but can see out to the property. A large bedroom in the basement is 13 x 24 plus a bonus room or closet 8x 13. The basement has a very nice 3 pc bathroom with a shower. There is a furnace room with a utility area with 200 amp breakers and a UV light plus softener and filter water system to make the water great. The hot water tank is owned. Outside is a standby Generic Generator that can operate the whole house should the hydro go out. The back yard is fenced for pets or children and 3 sheds and one of them has double doors that are great to



take out snowmobiles or ATV vehicles to go right through the shed. The yard has lots of landscaping with a 14 by 16 concrete deck to sit out. The attached garage is 12 by 21. The double paved driveway is large enough to park 10 cars or even a large Truck and trailer if needed. This area is a nice neighbourhood with mail delivery and a school bus for children. A beach 5 minutes walk and snowmobile trails plus High Speed Fiber Internet is available and good highway access. (id:6289)

Built in 1973

Essential Information

Listing #	40773831
Price	\$715,000
Bedrooms	4
Bathrooms	3.00
Square Footage	3,056
Acres	0.00
Year Built	1973
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	105 Frederick Street
Subdivision	Draper
City	Bracebridge
Province	Ontario
Postal Code	P1L0A1

Amenities

Amenities	Hospital, Schools
Features	Paved driveway, Country residential, Sump Pump
Parking Spaces	10
Parking	Attached Garage
# of Garages	1

Interior

Appliances	Central Vacuum, Dishwasher, Softener, Washer, Hood Fan,
Heating	Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped

Listing Details

Listing Office	One Percent Realty Ltd. Broker
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Listing information last updated on October 18th, 2025 at 6:31am EDT