

\$3,250,000 - 1617 42 County Road, Clearview

MLS® #S12305774

\$3,250,000

5 Bedroom, 2.00 Bathroom,
Agriculture on 0.00 Acres

Rural Clearview, Clearview, Ontario

98 acre Turnkey Farm Market property with Century Home and Commercial Facilities. An extraordinary opportunity to own a fully operational Farm Market Business with 5 bedroom Residence and Agricultural Land - all on a Prime Main Road location. Located just south of Stayner, on high-traffic Airport Road, this rare offering includes: A Fully Operational Retail Business in an 8,000 sq ft retail building, currently home to a bustling Farm Market specializing in: Bird feed & supplies, Freezer meats, dairy, & farm-fresh eggs, Prepared foods from a Certified Commercial Kitchen. With a loyal customer base from the past 33 yrs of business, and constant drive-by exposure, the potential for growth is massive. Expand the retail space into your own niche ... garden centre, bakery, cafe, events venue, or specialty shop ... and start earning from day one. Charming Victorian-Era Home ... A spacious 5-bedroom farmhouse that has seen numerous upgrades, including a brand new expansive deck overlooking the pond, sheep pasture, and fruit orchards (apple, cherry, pear, peach) An abundance of berry bushes for seasonal harvesting. Everything You Need for a Working Farm. This well-equipped property includes multiple outbuildings including a bank barn and workshop ... Solar panels for eco-conscious living and energy efficiency ... Two scenic fish-stocked ponds ... Fertile working fields ready for cultivation. This is more than just a farm, it's a lifestyle, a business, and a dream come true. Whether



you're looking to expand an existing agricultural enterprise, start a destination farm market, farm to table business, or simply enjoy the peace and productivity of rural life, this property offers unmatched versatility and value, and must be seen in person to truly be appreciated. (id:6289)

Essential Information

Listing #	S12305774
Price	\$3,250,000
Bedrooms	5
Bathrooms	2.00
Acres	0.00
Type	Agriculture

Community Information

Address	1617 42 County Road
Subdivision	Rural Clearview
City	Clearview
Province	Ontario
Postal Code	L0M1S0

Amenities

Utilities	Cable, Electricity
Features	Wooded area, Rolling, Partially cleared, Tiled, Carpet Free, Solar Equipment
Parking Spaces	20
Parking	No Garage
Has Pool	Yes
Pool	Above ground pool

Interior

Appliances	Fixed Machinery & Equipment Incl, Mobile Machinery & Equipment Inc, Water Heater, Water purifier, Water softener, Freezer, Refrigerator
Heating	Propane Forced air
Cooling	Window air conditioner
# of Stories	2

Exterior

Exterior	Brick
Lot Description	862 x 4331.2 FT 50 - 100 acres
Foundation	Stone

Listing Details

Listing Office Century 21 Millennium Inc.



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