

\$370,000 - 30 Indiana Avenue, Wasaga Beach

MLS® #S12491360

\$370,000

2 Bedroom, 2.00 Bathroom,
Single Family

Wasaga Beach, Wasaga Beach, Ontario

Top 5 Reasons You Will Love This Home: 1) Enjoy unobstructed water views right from your doorstep while being directly across the street from a recreation centre offering a heated indoor pool, fitness studio, library, billiards, and more, along with bocce ball courts, horseshoe pits, and walking trails, located outside, making this one of the most desirable spots in Park Place 2) Relax on the oversized 10x25 partially covered deck, perfect for soaking up both sun and shade, while year-round pond views and backyard wildlife create a peaceful retreat, with a built-in sprinkler system that keeps your landscaping lush and vibrant with ease 3) The home delivers two spacious bedrooms and two full bathrooms, including a principal suite with a jetted tub and separate shower, while the freshly painted second bedroom opens directly to the deck, ideal for guests, an office, or a creative space 4) This home features a granite-topped kitchen with a walk-in pantry, vaulted ceilings, a cozy gas fireplace, a new skylight in the second bathroom, California shutters throughout, and a convenient laundry room, with significant updates including, a five-year-old furnace and central air, a two-year-old hot water tank, a one-year-old skylight, and a brand-new sump pump (2025) for peace of mind 5) The wide lot provides enough space to add a garage or carport, while the sought-after 55+ Park Place community gives you a welcoming neighbourhood, organized activities, and proximity to shopping, restaurants, the sandy



beaches of Wasaga, and year-round fun in Collingwood and Blue Mountain. 1,109 above grade sq.ft. (id:6289)

Essential Information

Listing #	S12491360
Price	\$370,000
Bedrooms	2
Bathrooms	2.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	30 Indiana Avenue
Subdivision	Wasaga Beach
City	Wasaga Beach
Province	Ontario
Postal Code	L9Z3A8

Amenities

Amenities	Golf Nearby, Fireplace(s)
Features	Sump Pump
Parking Spaces	4
Parking	No Garage
View	View
Has Pool	Yes
Pool	Indoor pool

Interior

Appliances	Water Heater, Dishwasher, Dryer, Microwave, Stove, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Foundation	Block

Listing Details

Listing Office FARIS TEAM REAL ESTATE BROKERAGE



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