

# \$889,900 - 58 Puff Ball Inn Road, Trent Hills

MLS® #X12037318

**\$889,900**

4 Bedroom, 2.00 Bathroom,  
Single Family on 0.00 Acres

Rural Trent Hills, Trent Hills, Ontario

TURN KEY & PRIVACY! Welcome to your dream home on sought-after Nappan Island on Burnt Point Bay which is apart of the expansive Trent River with miles of boating! This stunning 4-bedroom, 2-bathroom house offers breathtaking views of the best waterfront in the area. Perfectly updated with a modern touch, the open concept kitchen, dining and living room create a spacious and inviting atmosphere overlooking the beautiful water, ideal for both family living and entertaining. The bright and fully finished basement provides additional living space, perfect for a home office, recreation room, or guest quarters. Outside, you'll find a detached 2-car garage, offering ample storage and convenience. Situated just minutes from the charming town of Campbellford offering shopping, events, trails, restaurants and new rec centre, this property combines the serenity of island living with easy access to local amenities. Don't miss out on this unique opportunity to own a piece of paradise! Being sold fully furnished, just bring your personal belongings and enjoy! (id:6289)



## Essential Information

Listing #	X12037318
Price	\$889,900
Bedrooms	4
Bathrooms	2.00

Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Raised bungalow

### Community Information

Address	58 Puff Ball Inn Road
Subdivision	Rural Trent Hills
City	Trent Hills
Province	Ontario
Postal Code	K0L1L0

### Amenities

Amenities	Fireplace(s)
Utilities	Electricity, Wireless, Electricity Connected
Features	Cul-de-sac, Irregular lot size, Waterway, Level, Carpet Free
Parking Spaces	7
Parking	Detached Garage, Garage
# of Garages	2
View	View of water, River view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

### Interior

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

### Exterior

Exterior Features	Landscaped
Lot Description	77 x 210 FT ; 43.17x13.53x10.41x41x210.07x77.01x219.9 under 1/2 acre
Foundation	Block

### Listing Details

Listing Office

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