

# \$700,000 - 1649 County Road 15, Prince Edward County (sophiasburg Ward)

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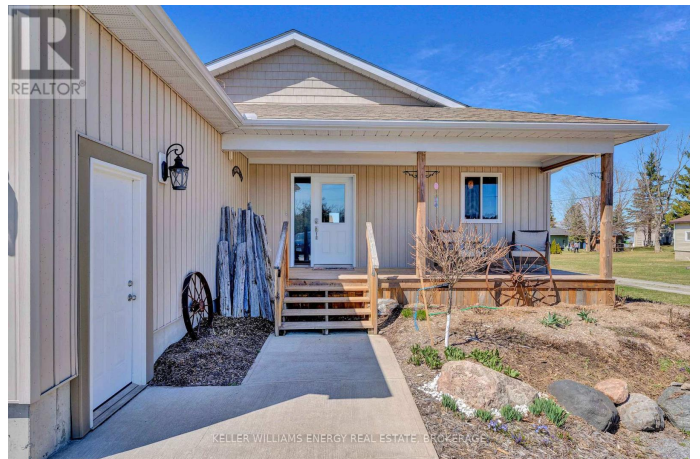
MLS® #X12098012

**\$700,000**

3 Bedroom, 3.00 Bathroom,  
Single Family on 0.00 Acres

Sophiasburg Ward, Prince Edward County  
(sophiasburg Ward), Ontario

Fall in Love with this turn key Prince Edward County Gem! Life at 1649 County Road 15 provides the beauty of waterside living with stunning views and deeded water access as well as the financial benefit of an income generating legal basement apartment. This professionally designed bungalow offers 2 bedrooms with den and 2 bathrooms plus laundry on the main floor and also boasts a legal 1 bed/1 bath lower level apartment. Our top 6 things we love about this home are ONE: Generous open concept design with tongue and groove vaulted ceilings. TWO: Custom kitchen with thoughtful pull outs and oversized island. THREE: Large covered back deck with panoramic water views of the beautiful Bay of Quinte. FOUR: Flex room that provides options for a studio, home office, gym or playroom. FIVE: Incredible primary suite with walk in closet and full spa bathroom with freestanding tub. SIX: The income generating 2nd unit with private driveway and separate entry. Premium fixtures and fittings, and durable engineered hardwood and porcelain tile floors promise years of worry free living. The cherry on top 40 foot deeded water access allowing you to enjoy a true waterfront lifestyle without the waterfront price. (id:6289)



## Essential Information

Listing #	X12098012
Price	\$700,000
Bedrooms	3
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

### Community Information

Address	1649 County Road 15
Subdivision	Sophiasburg Ward
City	Prince Edward County (sophiasburg Ward)
Province	Ontario
Postal Code	K0K1W0

### Amenities

Features	Flat site
Parking Spaces	6
Parking	Attached Garage, Garage
# of Garages	2
Is Waterfront	Yes
Waterfront	Waterfront

### Interior

Appliances	Water Heater, Dishwasher, Dryer, Freezer, Two stoves, Washer, Two Refrigerators
Heating	Propane Forced air
Cooling	Central air conditioning
# of Stories	1
Basement	Apartment in basement

### Exterior

Exterior	Vinyl siding
Lot Description	73.8 x 207 FT under 1/2 acre
Foundation	Poured Concrete

### Listing Details

Listing Office	KELLER WILLIAMS ENERGY REAL ESTATE
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