

\$4,995,000 - 156 Barden Street, Guelph/eramosa

MLS® #X12105004

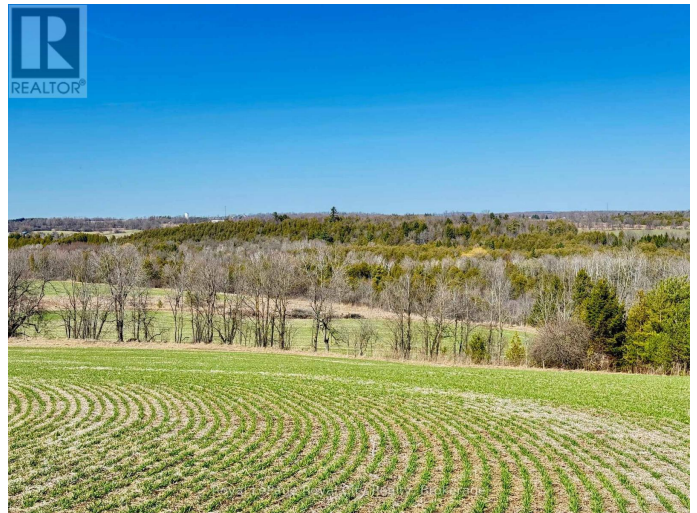
\$4,995,000

3 Bedroom, 2.00 Bathroom, 163 sqft

Agriculture on 162.90 Acres

Rural Guelph/Eramosa East, Guelph/eramosa, Ontario

This exceptional 160-acre property offers over 100 acres of productive, rolling farmland, now planted in winter wheat and alfalfa. Three road frontages provide excellent access for today's large equipment, making it a smart cash crop opportunity. A newly built maple-lined driveway leads to a truly stunning building site with panoramic views for miles around. Or, you may choose to restore the charming 1880s stone farmhouse nestled among generations-old maples. There's also an historic stone barn ruin full of potentially stunning creative uses if you catch the vision. With a full kilometre of private cedar-lined Eramosa River frontage and the historic village of Eden Mills on its other bank, this property balances working land with natural serenity. Just 45 minutes to Pearson Airport, it's both a wise investment and an impressive home base for any busy executive. Realtors say all the time that "Opportunities like this don't come along very often." Believe it this time. (id:6289)



Essential Information

Listing #	X12105004
Price	\$4,995,000
Bedrooms	3
Bathrooms	2.00
Square Footage	163
Acres	162.90

Type Agriculture

Community Information

Address 156 Barden Street
Subdivision Rural Guelph/Eramosa East
City Guelph/eramosa
Province Ontario
Postal Code N0B1P0

Amenities

Amenities Recreation
Features Irregular lot size, Conservation/green belt

Interior

Heating Natural gas Forced air

Listing Details

Listing Office Royal LePage Royal City Realty



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