

\$2,495,000 - 717218 1st Line E, Mulmur

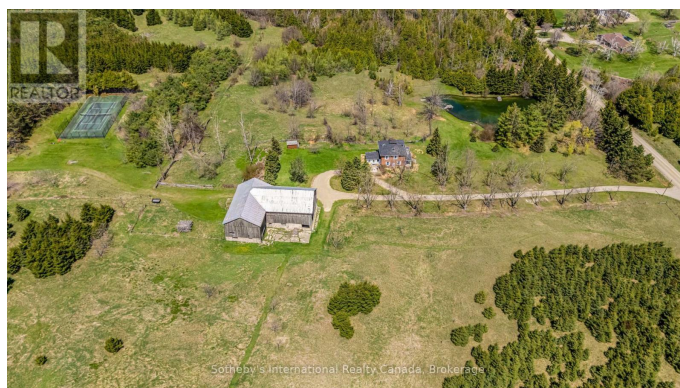
MLS® #X12143504

\$2,495,000

5 Bedroom, 4.00 Bathroom,
Single Family on 0.00 Acres

Rural Mulmur, Mulmur, Ontario

Escape to the rolling hills of Mulmur and discover this beautifully preserved three-storey brick farmhouse set on 88 acres of pristine countryside and wonderful private walking trails through pastures and forests. Rich in character and lovingly maintained, the home exudes warmth and timeless charm offering a rare opportunity to embrace the very best of country living. Enter through the welcoming front veranda or opt for the side foyer with direct access from the driveway. The main floor is filled with natural light and features a spacious living room with original wood trim and a cozy wood-burning fireplace, a formal dining room with hardwood floors and tranquil pond views, and an upgraded kitchen with stainless steel appliances. A powder room, full four-piece bath, and laundry room add comfort and convenience. Upstairs, four bright bedrooms share another four-piece bath. The third floor unveils a sunlit open loft with cathedral ceiling, its own bathroom, and endless versatility ideal as a fifth bedroom, home office, art studio, or serene yoga retreat. The natural surroundings are truly exceptional, with sweeping vistas, a spring-fed pond ideal for swimming, and private trails winding through mature forests. Approximately 50,000 trees have been thoughtfully planted, enhancing the property's privacy and year-round appeal. Outdoor highlights include a large classic bank barn, tennis court, and ample open space for recreation or relaxation. A long driveway leads to a circular drive with



parking for 15+ vehicles perfect for hosting gatherings. Tucked away on a quiet country road with breathtaking views and unmatched seclusion, this exceptional property is just minutes from Mansfield Ski Club, Mono Cliffs Provincial Park, the Bruce Trail, 20 minutes to Mad River Golf, Devil's Glen ski and the charming village of Creemore. (id:6289)

Essential Information

Listing #	X12143504
Price	\$2,495,000
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	717218 1st Line E
Subdivision	Rural Mulmur
City	Mulmur
Province	Ontario
Postal Code	L9V0G2

Amenities

Amenities	Golf Nearby, Schools, Fireplace(s)
Utilities	Cable, Electricity, Wireless
Features	Wooded area, Irregular lot size, Rolling
Parking Spaces	15
Parking	No Garage
View	View of water, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Water Heater, Water Treatment, Dishwasher, Dryer, Stove, Washer,
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	Window Coverings, Refrigerator
Heating	Oil Forced air
Fireplace	Yes
# of Fireplaces	1
# of Stories	3
Has Basement	Yes

Exterior

Exterior	Brick, Wood
Lot Description	1565.8 x 2118.5 FT 50 - 100 acres
Foundation	Stone

Listing Details

Listing Office Sotheby's International Realty Canada



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