

\$1,575,000 - 5823 Eighth Line, Erin

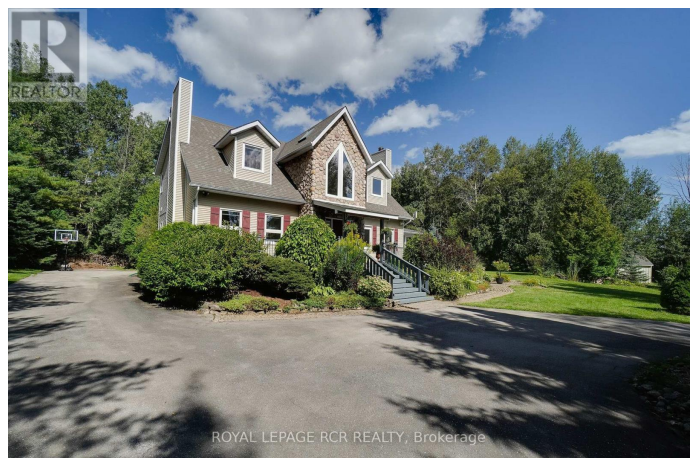
MLS® #X12172474

\$1,575,000

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Rural Erin, Erin, Ontario

Craving Space and Style? This stunning and sophisticated custom-built home sits gracefully on a private, enchanting 2-acre lot, offering commanding curb appeal and a fluid, functional floorplan. Welcome guests in the sun-drenched, two-story foyer, accented by two skylights that flood the space with natural light. The modernized kitchen (2010) is a chef's delight, featuring granite countertops, abundant cabinetry, built-in appliances with an induction cooktop, and a Butlers pantry for added convenience. Enjoy year-round comfort in the heated sunroom, or soak in warm summer nights in the screened solarium overlooking a tranquil pond ideal for birdwatching, spotting deer, or winter skating parties when it freezes over! The formal living room, with a charming Petite Godin cast iron wood stove, and the formal dining room offer elegant entertaining spaces. The large family room, adorned with a reclaimed brick accent wall and wood stove insert, is perfect for cozy evenings. Upstairs, discover 3 bedrooms, plus a flexible home office/den (4th bedroom or nursery), and a rustic loft with pine floors, wet bar, wood stove is ideal as a gym, studio, or private guest suite. Retreat to the primary ensuite sanctuary, featuring a soaker tub, glass shower, double sinks, bidet, heated floors, and a heated towel rack for spa-like comfort. Additional features: Approx. 1,500 sq. ft of high-ceiling framed lower level ready for finishing, 2 garden sheds, half an acre enrolled in CLTIP for reduced property taxes, electric



closed-loop geothermal heating/cooling system (2011). updated shingles & skylights (2019), German windows (~2014). Quiet, paved road across from Barbour Field (baseball & soccer fields). less than an hour to GTA Experience the sweet reward of nature by making your own maple syrup right on your property, turning early spring days into a family tradition of tapping, collecting, and boiling sap into golden syrup. (id:6289)

Essential Information

Listing #	X12172474
Price	\$1,575,000
Bedrooms	4
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	5823 Eighth Line
Subdivision	Rural Erin
City	Erin
Province	Ontario
Postal Code	N0B1Z0

Amenities

Amenities	Golf Nearby, Ski area, Fireplace(s)
Utilities	Electricity
Parking Spaces	12
Parking	Garage
# of Garages	1

Interior

Appliances	Central Vacuum, Cooktop, Dishwasher, Furniture, Garage door opener, Microwave, Hood Fan, Stove, Water Heater, Washer, Water softener, Window Coverings, Refrigerator
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Heating	Geo Thermal Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	3
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Stone, Vinyl siding
Lot Description	230.9 x 378.8 FT ; Private! 2 - 4.99 acres
Foundation	Poured Concrete

Listing Details

Listing Office ROYAL LEPAGE RCR REALTY



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