

\$1,499,000 - 103 Bridge Street, Prince Edward County (picton Ward)

MLS® #X12440538

\$1,499,000

4 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Picton Ward, Prince Edward County (picton Ward), Ontario

Welcome to 103 Bridge Street, Picton. This charming 5-bedroom, 2-bath home is beautifully situated on Picton Harbour and is everything you imagine a romantic life to be in The County. Enjoy peaceful mornings surrounded by nature, watching sail boats pass by from this secluded property. The home features large windows, french doors, and tall ceilings, offering abundant natural light and timeless character throughout. Lush perennial gardens provide a low-maintenance outdoor setting, the home is generously set back from Bridge Street in a grove of mature trees. Large property (approx. 1.3 Acres) set back from the road. Unique style; 150 years old. Well-maintained by its current owners, this property offers warmth, privacy, and space in an exceptional location. Just minutes from downtown Picton, The Royal Hotel, The Regent Theatre, The Clarmont Club, fine dining, shops, and Picton Memorial Hospital. County living at its finest! Minutes to Sandbanks Provincial Park. **New Kitchen - 2015 (new cupboards, quartz counters, appliances, hardwood flooring), New Main Floor Bathroom - 2022, Library Family Room. Main Floor Bedroom, Bathroom and Laundry Addition in 1986, Large Deck in Backyard overlooking Picton Bay, Separate 2 Car Garage with Carriage Trade Doors is 24 feet (100 Amp Power added in 2016), Tongue and



Groove Wood Ceilings in many rooms. Pine Floors are underneath the broadloom on the 2nd floor. Cedar Shake portion of roof done in 2015 (overall life expectancy 40 years).
(id:6289)

Essential Information

Listing #	X12440538
Price	\$1,499,000
Bedrooms	4
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	103 Bridge Street
Subdivision	Picton Ward
City	Prince Edward County (picton Ward)
Province	Ontario
Postal Code	K0K2T0

Amenities

Amenities	Beach, Golf Nearby, Hospital, Marina, Schools, Fireplace(s)
Utilities	Cable, Electricity, Wireless, Electricity Connected, Natural Gas Available, Telephone, Sewer
Features	Hillside, Wooded area, Irregular lot size, Waterway, Flat site, Lighting
Parking Spaces	8
Parking	Detached Garage, Garage
# of Garages	2
View	Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Garage door opener remote(s), Water Heater, Water meter, Dishwasher, Dryer, Garage door opener, Microwave, Stove, Washer, Whirlpool, Refrigerator
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Heating	Wood Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Wood, Cedar Siding
Exterior Features	Landscaped
Lot Description	145.7 x 458.6 FT 1/2 - 1.99 acres
Foundation	Poured Concrete, Stone

Listing Details

Listing Office ROYAL LEPAGE PROALLIANCE REALTY



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