

\$1,749,000 - 121 Old Highway 26, Meaford

MLS® #X12474830

\$1,749,000

3 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Meaford, Meaford, Ontario

Iconic Post-and-Beam Commercial Barn Conversion in South Georgian Bay: 6,200 sq ft | C4-86 Zoning | 2.1 Acres | \$300k+ recent upgrades. Positioned along Highway 26 just minutes from Thornbury and at the edge of The Blue Mountains, this extraordinary 6,200 sq ft post-and-beam commercial barn conversion offers the rare ability to combine work and lifestyle in one destination-worthy location. Set on approximately 2 acres of prime real estate with excellent highway exposure, the property is zoned C4-86, supporting a wide range of uses-including retail, gallery, workshop, professional offices, and accessory residential. Whether you're an entrepreneur, artisan, creative professional, or service-based business, this flexible space is tailor-made for live/work use. Step inside and experience dramatic soaring ceilings, exposed timber-frame architecture, and a layout designed for both productivity and comfort. The current floor plan includes 3 bedrooms, 2.5 baths, and multiple multifunctional zones ideal for living, working, entertaining, or studio use. Key Features: Zoned C4-86: Allows for accessory residential + commercial (retail, studio, clinic, office, and more) Recent \$300K in upgrades including new exterior paint, geothermal HVAC, 200-amp electrical, fibre internet, EV charging. Multiple entrances for privacy and business separation. Expandable parking, monument signage, and high visibility on Highway 26. Private well and septic system. Surrounded by major growth (Lora



Bay Phase 4B, Parkbridge Meaford
Community) Whether you envision a luxury
showroom, wellness clinic, creative studio, art
gallery, or simply a stylish home base with
room to run your business, this architectural
gem offers unmatched flexibility in a growing
regional market. (id:6289)

Essential Information

Listing #	X12474830
Price	\$1,749,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	121 Old Highway 26
Subdivision	Meaford
City	Meaford
Province	Ontario
Postal Code	N4L1W7

Amenities

Amenities	Fireplace(s)
Utilities	Cable, Electricity
Features	Irregular lot size
Parking Spaces	12
Parking	No Garage

Interior

Appliances	Water Heater
Heating	Other
Fireplace	Yes
# of Fireplaces	1
# of Stories	2

Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Wood
Exterior Features	Landscaped
Lot Description	558 x 158 FT ; Irregular lot 2 - 4.99 acres
Foundation	Stone

Listing Details

Listing Office	Bosley Real Estate Ltd.
----------------	-------------------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on November 4th, 2025 at 10:46am EST