

# \$424,424 - 11904 County Road 18 Road, South Dundas

MLS® #X12481149

**\$424,424**

3 Bedroom, 1.00 Bathroom,  
Single Family on 0.00 Acres

703 - South Dundas (Matilda) Twp, South  
Dundas, Ontario

200 ft wide lot with privacy! Incredible  
unobstructed sunsets & lovely county sunrises!

Super-sized garage! Accessible ramp! You  
gotta love the nice grand room in this updated  
carpet-free 1025 sq ft 3-bdrm bungalow with  
part-finished bsmt & 30 x 32 ft detached  
mancave/workshop with 10 ft ceilings, 10 x 8 ft  
overhead drs, solid concrete slab, electricity &  
steel covered roof-Home has brand new  
shingles Sept 2025-vinyl windows-4 pc bath  
with updated tub/shower-furnace 2014-oil tank  
2025-100 amp breaker-This winter cozy up to  
your wood pellet stove in your grand room,  
comprised of lovely kitchen with freshly  
painted cabinetry, new counter tops & all  
appliance as well living/dining area with stylish  
crown moulding & French doors to spacious  
deck with accessible ramp leading to beautiful  
yard with lots of nearby tall trees completed  
with 5 ft board fence for privacy & a play area  
for the pets, kids or grandkids-3 spacious  
bdrms have ample closet space-A carpeted  
staircase (only carpet in home) leads to lower  
level laundry room, family room & huge utility  
room for extra storage & plenty of room to  
install a 2nd bath or in part of upper level  
grand room! Both waterfront towns of  
Morrisburg & Iroquois are 12 min south, both  
with mini shopping centres incl grocery stores,  
banks, restaurants & Tim's! 20 min to newly  
renovated Winchester hospital -There are no  
neighbour's across the street or behind you  
only 1 close neighbour to north! Present rural



zoning would not allow for nearby future development. Local attractions incl many nearby golf courses, Twin Creeks walking trail, Upper Canada Village & Upper Canada Bird Sanctuary & Upper Canada Playhouse! Centrally located between Kemptville, Cornwall & Brockville, all a 35-min drive have many fine eateries & big chain stores of all kinds-This fall, kick back on your little front veranda & watch sunset over miles & miles of farmer's fields or get up early & watch sunrise from your private rear deck! Book your viewing today! (id:6289)

**Essential Information**

|           |               |
|-----------|---------------|
| Listing # | X12481149     |
| Price     | \$424,424     |
| Bedrooms  | 3             |
| Bathrooms | 1.00          |
| Acres     | 0.00          |
| Type      | Single Family |
| Sub-Type  | Freehold      |
| Style     | Bungalow      |

**Community Information**

|             |                                  |
|-------------|----------------------------------|
| Address     | 11904 County Road 18 Road        |
| Subdivision | 703 - South Dundas (Matilda) Twp |
| City        | South Dundas                     |
| Province    | Ontario                          |
| Postal Code | K0C2H0                           |

**Amenities**

|                |                                  |
|----------------|----------------------------------|
| Utilities      | Electricity, Wireless, Telephone |
| Parking Spaces | 6                                |
| Parking        | Detached Garage, Garage          |
| # of Garages   | 2                                |

**Interior**

|            |                                                                      |
|------------|----------------------------------------------------------------------|
| Appliances | Water softener, Dryer, Stove, Washer, Window Coverings, Refrigerator |
|------------|----------------------------------------------------------------------|

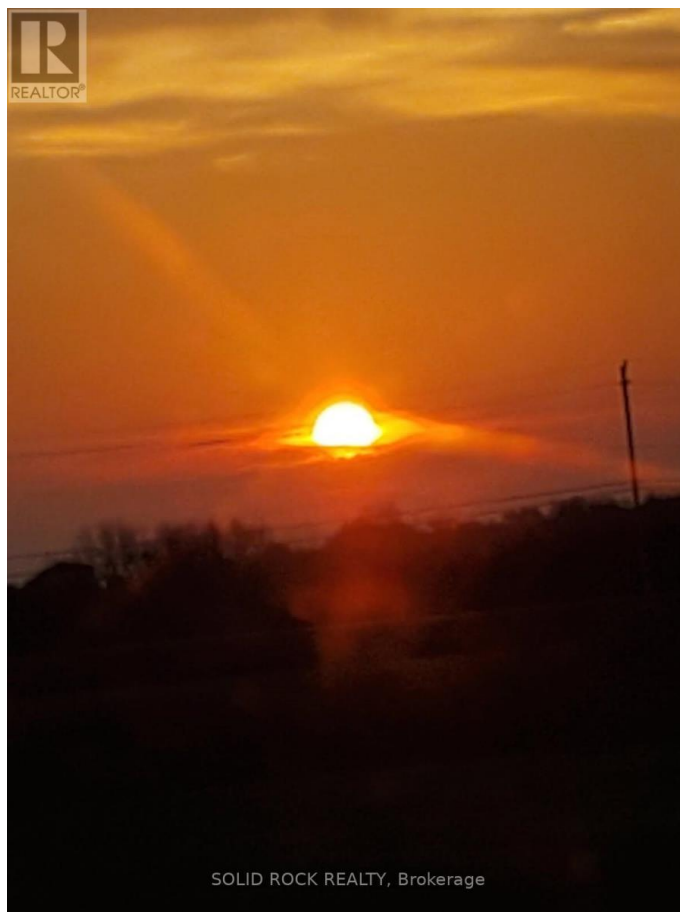
|              |                |
|--------------|----------------|
| Heating      | Oil Forced air |
| Cooling      | None           |
| # of Stories | 1              |

### Exterior

|                 |                        |
|-----------------|------------------------|
| Exterior        | Aluminum siding, Steel |
| Lot Description | 102.9 x 165.1 FT       |
| Foundation      | Block                  |

### Listing Details

|                |                   |
|----------------|-------------------|
| Listing Office | SOLID ROCK REALTY |
|----------------|-------------------|



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