

\$760,000 - 3 Wendy's Lane, Brighton

MLS® #X12487439

\$760,000

4 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Brighton, Brighton, Ontario

Welcome/Bienvenue to 3 Wendy's Lane in Brighton. If you're looking for a serene waterfront getaway in a vibrant community, this home is a perfect match. This raised bungalow features a spacious ground-level entrance with direct access to both the fenced yard and the attached garage. Upstairs, the main level offers a bright and inviting layout with a combined dining and living area showcasing beautiful canal views. A patio door from the living room opens to a covered deck, ideal for relaxing or entertaining. The kitchen is clean, cheerful, and offers plenty of storage. The main floor also includes a generous primary bedroom, a second sun-filled bedroom, and a full bathroom. The lower level is designed for comfort, featuring a cozy family room with a gas fireplace-perfect for chilly evenings-along with two additional bedrooms and another full bathroom with a walk-in shower. All basement carpets have been recently updated except in the fourth bedroom. You'll also appreciate the enclosed storage area, perfect for keeping items out of the garage. Located on Wendy's Lane, this property includes water access and a private dock equipped with 220 V power for your boat. The canal leads directly into the picturesque Presqu'ile Bay, with connections to intercoastal waters extending all the way to Kingston and beyond. Residents enjoy well-maintained canals, with an annual association fee of only \$180 covering canal weeding and navigational markers to the Bay.



Could it be / Est-ce que ca pourrait etre votre...
Home Sweet Home? (id:6289)

Essential Information

Listing #	X12487439
Price	\$760,000
Bedrooms	4
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Raised bungalow

Community Information

Address	3 Wendy's Lane
Subdivision	Brighton
City	Brighton
Province	Ontario
Postal Code	K0K1H0

Amenities

Amenities	Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Flat site
Parking Spaces	3
Parking	Attached Garage, Garage
# of Garages	2
View	View, Direct Water View, Unobstructed Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Central Vacuum, Water softener, Garage door opener remote(s), Blinds, Dishwasher, Dryer, Hood Fan, Stove, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes

of Fireplaces 1
of Stories 1
Has Basement Yes

Exterior

Exterior Brick, Vinyl siding
Exterior Features Lawn sprinkler, Landscaped
Lot Description 66.1 x 108.4 FT|under 1/2 ac
Foundation Poured Concrete

Listing Details

Listing Office ROYAL HERITAGE REALTY LTD.



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