



Harvey Kalles Real Estate Ltd. Brokerage

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Presents

Trent Hill Executive Home

Home of a Toronto based Provincial Senior Executive

Private - ~500' Setback on 102 Acres to a Circular Drive surrounded by Mature Trees

Nicely Appointed, 3 Sheds (1 w/Electricity) + Gazebo

3 Car Garage, Oversize Front (48'x6') and Back (40'x14') Decks w/Electrical Outlets

2 Phone Lines to Home, LED Exterior Lighting, Front Perennial Gardens

3 Levels (Lower Level In-Law Suite w/Separate Entrance)

4 + 2 Bedrooms, 2 Kitchens, 3 Full Baths + 1 Powder Room

Oak Floors (Harvested from Grounds), Stone Fireplace, Central Air, Central Vac

Water Softener & Reverse Osmosis System

Interconnected Smoke Alarms on All Floors/Carbon Monoxide Detector

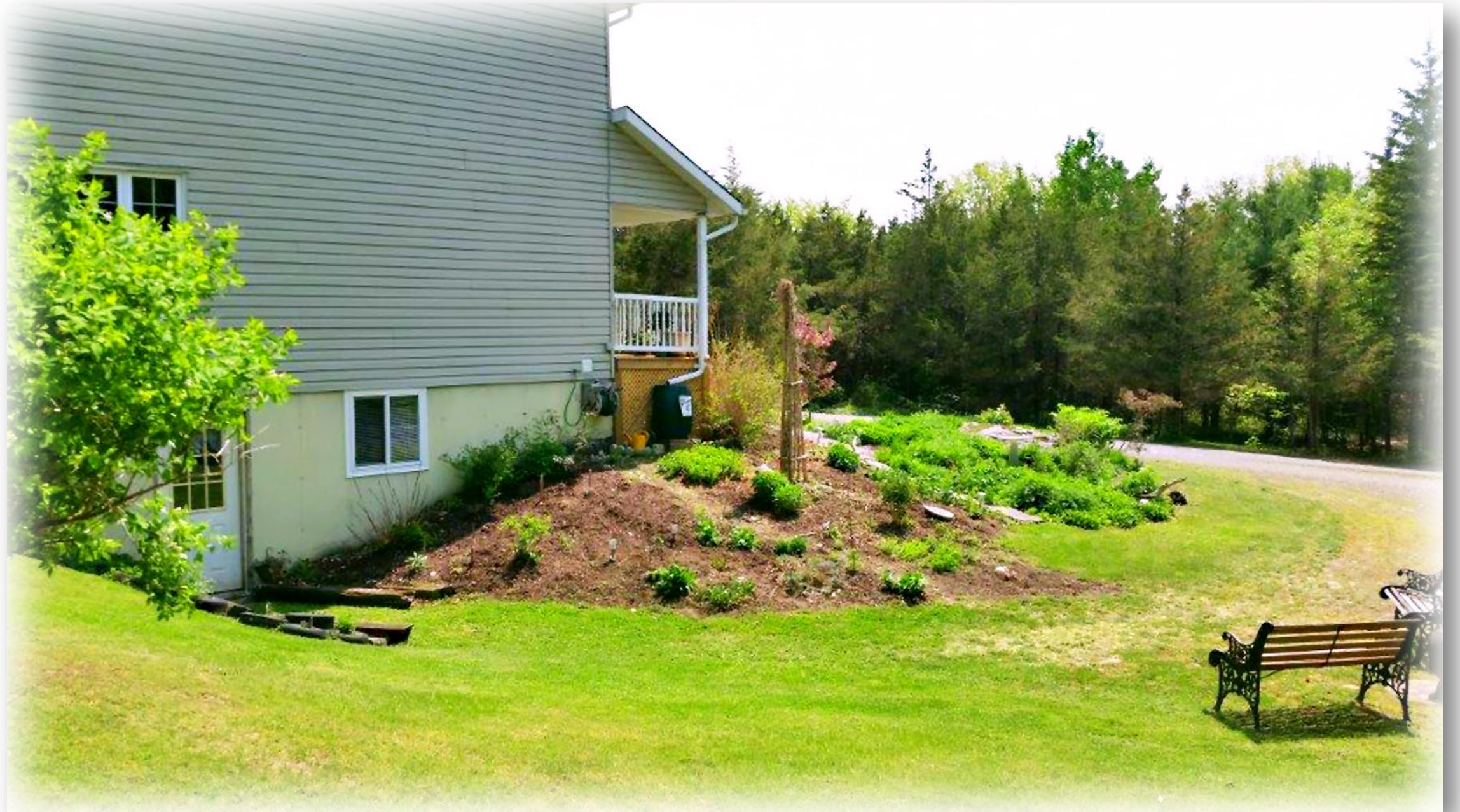
Stream at Back, Minutes to Marina or closer yet to Crow River for Fishing

The property is a mixture of bush, hardwoods & softwood a seasonally fed stream with some trails

There are numerous funding programs available through MNR to maintain it if people wish to do so.

\$499,000













First Level













Powder Room





Second Level









Walk-in Closet





Walk-in Closet







Master Walk-in Closet

Lower Level











H I G H L I G H T S

- Tranquil Yet 3 Tim Hortons within 15 minutes

NEW

- Hi Efficiency Propane Furnace
 - New Water Tank (2013)
- New 30 Year Shingle Roof (2013)
- New Front and Back Decks with Railings
 - Gazebo
 - Stone Fireplace

Main Level

Foyer 12' 10" (3.91) x 12' 7" (3.84)

- Double Glass and Metal French Doors flanked by Side Panels
- Oak Floors harvested from Property
- Double Hall Closet with Mirrored Sliding Doors
- 18' Vaulted Ceilings
- Staircase to Second Level: Oak Railing and Spindles/Carpeted Steps

Powder Room. 4' 9.75" x 9' 0.75" (2.76) 8' 1.75" Ceiling

- Built-in Lower Cabinet
- Oak Floors

Dining Room. 15' x 10" (4.82) x 16' 4" (4.98)

- Wall-to-Wall Carpet
- Stucco Ceilings ([Antique Ceiling Lamp excluded](#))
- 2x 3 Panel Windows overlooking Circular Drive and Front Porch

Office 11' 3" (3.43) x 9' 2.5" (2.08)

- Wall-to-Wall Carpet
- Bifold Closet with Built-in Shelves
- Double Window overlooking Front Circular Drive and Front Porch/Deck
- Stucco Ceilings

Laundry Room 9' 1.25" (2.77) x 5' 10.75" (1.80)

- Wood Floor
- Double Window overlooking Front Circular Drive and Front Porch/Deck
- Built-in Hanging Cabinets
- Wash Tub
- Kenmore Dryer with Steamer
- Kenmore Washer Stucco Ceilings

Mud Room/Thruway 4' 9.25" (1.45) x 6' 0.25" (1.84)

- Access to Garage
- Wall-to-Wall Carpet
- 2x Bifolds Closet

Family Room 12' (3.66) x 18' 3" (5.56). 8' 8.5" Ceilings

- Stucco Ceilings
- Wall-to-Wall Carpet
- Sunken
- Stone Fireplace Mantel Propane Fireplace Oak Shelf

Kitchen 17' 4" (5.28) x 29' 3" (8.92)

- Oak Floors
- Walk-out to Deck
- Maytag Standup Fridge
- Centre Island with JennAir Cooktop Electric
 - Oak Base with Wine Shelves Ceiling Fan with 3x Halogen Lights
- Built-in Jenn Air Oven
- Built-in Microwave Shelve
- Built-in Wine Glasses Rack

Breakfast Nook

- 3 Panel Windows

- Oak Built-in Secretary with Book/Display Shelves and Cabinet/Hunter Green Melamine Top

Pantry 4' 0.25" x 5' 6"

- Oak Floors
- Built-in Shelves

Built-in Shelves. Oak and Lower Cabinetry Hunter Green Melamine Top

Den

- Double Sliding Door to Deck
- 3 Panel Window
- Ceiling Medallion ([Antique Ceiling Lamp excluded](#))

Second Level 8' Ceilings

Landing

- Wall-to-Wall Carpet
- Linen Closet with Mirrored Sliding Doors

Bathroom

- Ceramic Floors
- 4 Piece
- Window
- Ceiling Light
- Medicine Cabinet
- Built in Lower Cabinet

Master Bedroom 15' 10" (4.83) x 15' (4.57)

- Double Door Entry
- Wall-to-Wall Carpet
- 2x Double Windows
- Stucco Ceiling with Centre Medallion
- Wall paper

- (Antique Ceiling Lamp excluded)

Master Ensuite 9' 1" x 11' 10'

- Ceramic Floors
- 4 Piece
- Pedestal Sink
- 6 Jet Jacuzzi Tub
- Separate Shower
- Partial Wainscoting
- Ceiling Lamp excluded

Walk-in Closet

Bedroom No. 2. 10' 1" (3.07) x 12' 5" (3.78)

- Wall-to-Wall Carpet
- Ceiling Light
- Double Windows
- Stucco Ceiling
- Double Bifold Closet
- Double Door Entry

Bedroom No. 3. 11' 1" (3.38) x 10' 10" (3.30)

- Wall-to-Wall Carpet
- 3 Panel Windows
- Stucco Ceiling
- Wall Paper

Walk-in Closet with Pocket Door 5' 1.75" x 5' 4"

- Wall-to-Wall Carpet
- 2 Panel Windows
- Stucco Ceiling
- Built-in Shelves, Mirror, Railing
- Ceiling Light

Bedroom No. 4. 10' 0" (3.05) x 15' 9" (4.80)

- Wall-to-Wall Carpet
- Double Oversize Windows
- Stucco Ceiling
- Double Bifold Closet
- Double Door Entry
- Wallpaper

Walk-in Closet with Pocket Door 6' 4" x 5' 4"

- Wall-to-Wall Carpet
- Stucco Ceiling
- Built-in Shelve, Railing
- Ceiling Light

Lower Level

- Fan carpeted Steps Down

Landing (Kitchen) 13' 11" (4.24) x 16' 5" (5.00) 8' Ceiling

- Irregular
- Wall-to-Wall Carpet
- Kenmore Range
- Wallpaper
- Built-in Wood Upper and Lower Cabinets
- Stainless Sink
- Ceiling lamp excluded
- Oversized Window
- (Antique Ceiling Lamp excluded)

Pantry (Storage)

- Cement Floors
- Built-in Shelves

Bathroom. 7' 0.5" x 5' 9.25"

- 4 Piece
- Linoleum Floors
- Ecco Toilet

- Built-in Medicine Cabinet
- Built-in Mirror

Living Room. 27' 2" (8.28) x 12' 1" (3.68) 8' Ceilings

- Wall-to-Wall Carpet
- French Door Walk-out
- Stucco Ceiling

Storage 4' 11". 27' 2"

- Cement Floors

Bedroom No. 5 9' 1.5" (2.78) x 8' 0.25" (2.45)

- Wall-to-Wall Carpet
- Stucco Ceiling

Bedroom No. 6 7' 10.25" (2.39) x 11' 7" (3.53)

- Wall-to-Wall Carpet
- Window
- Stucco Ceiling

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