

## 2019-06-21

## 1602 COUNTY RD 42 ROAD, Elgin KOG 1E0

## **ML#:** 1156454



Status: Dist/Neigh: Municipality: Neigh Name: Lot Size: Zoning: Zoning Desc:	Active 818- Rideau Lakes (Bastard) Twp Philipsville 161 ' x 0 ' I Residential	List Price: Sub Type: Fronting: # Acres: rreguSqFt: Seasonal:	<b>\$249,900</b> Residential South 5.057
Legal Desc:	PT LT 24 CON 6 BASTARD BEING PART	- 1-3 28R14353 TOV	VNSHIP OF RIDEAU LAKES

Directions	:	Take County R	d 42 to Philipsv	ille - Pin #		ns/Remarks								
ublic Rer	narks:	The best of both worlds, classic character and modern living. Sitting on 5 acres, this century home has been renovated and updated to today's standards while retaining its unique character and charm. This home received an extensive multi-year renovation inside which involved taking it to the studs, and updating with all new insulation, drywall, copper plumbing and electrical. The original hardwood trim and baseboards were painstakingly removed, labeled and reinstalled; the flame maple hardwood floors were uncovered and refinished. Windows were replaced with custom-made trim retaining the classic exterior aesthetic. Tiled bathrooms and a new large kitchen featuring solid oak countertops and built-in stainless appliances complete the look and feel of this spacious home. Relax by the creek running through the property, with its own waterfall an bridge. 10 minutes from Big Rideau Lake and 45 minutes to Kingston! This house is a must see, so call today to book your private viewing!												
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Style: Builder:		Detached		Type: Model:	2 Sto	rey	Total Bee Beds AG		4 4		Baths: R Bths:	2 1/1		
ear Built	-	Unknown		#Gar:	1		Beds BG		0	Ensuit		0		
arking D leat Desc		1 Garage Attao Radiant	ched, Gravel				#Cover: Heat Fue	el:	0 Oil	Total	Park:	6		
ir Condit		None					Roof:		Metal		- 1-			
Water Supply: Exterior Finish:		Drilled Well Brick					# FP: Sewer: Se		Sentic	FP Fuel: Septic Installed				
kterior F	inish:	DIICK												
oundatio	n:	Stone					Construc		•					
oundatio asement	n: Desc:		2				Construc Basemer Fire Retr	nt Dev:	Unfinis					
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