



1814 QUANTZ CRESCENT, INNISFIL

CHRIS ASSAFF, Sales Representative
cassaff@chestnutpark.com | 705-446-6440

**CHESTNUT
PARK**[™]

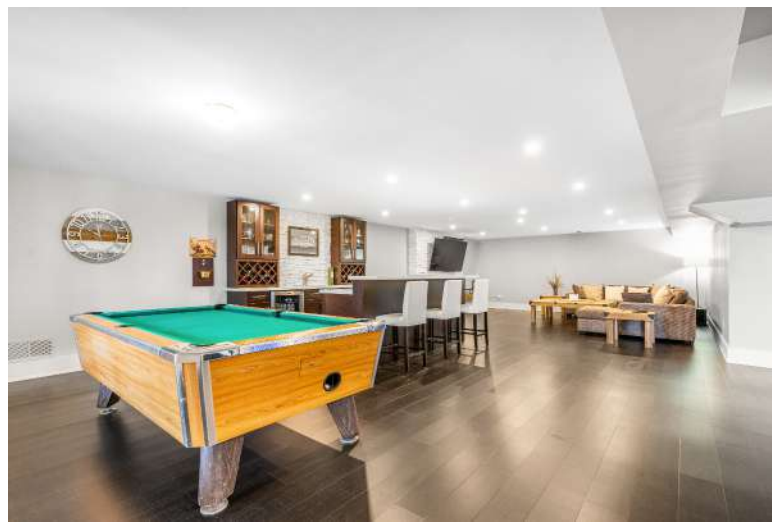
REAL ESTATE LIMITED, BROKERAGE

CHRISTIE'S
INTERNATIONAL REAL ESTATE



STUNNING EXECUTIVE BUNGALOW

5,000 fin sq.ft. executive bungalow situated in an enclave of upscale homes, nestled on a private 2.3 acre estate ravine lot, just minutes to Friday Harbour. This well designed 5 bed/5 bath home has been fully updated and renovated head to toe, inside and out. Welcoming circular drive and 3 car garage leaves lots of room for guests. Hardwood flooring throughout and a gorgeous kitchen feat. stunning quartzite counters, 14' island, and all high end stainless appliances incl. gas stove and double oven. The main floor opens to views of lush private yard from fully screened Muskoka room. The choice is yours to use the main floor primary bedroom or the secluded lower level bedroom suite with all new gorgeous 6-pc en-suite and large walk-in closet. Fully-finished walkout basement w/games room, quartz wet-bar, pool table. Cozy up to a movie in the second living room with fireplace. Kick back this summer in your backyard oasis feat. in-ground pool, new premium Jacuzzi hot-tub, and covered outdoor bar & bbq area with big screen TV & fireplace. Private lot offers views of treed ravine property designed w/ shrubs, trees & perennials, landscape lighting, and brand new 12 zone bluetooth irrigation system.



- New Primary Bedroom Suite on lower level with gorgeous 6-piece ensuite and walk-in-closet: completed in 2021
- 12-Zone Bluetooth Rain Bird irrigation system (\$18,000): completed in 2021
- Fully equipped 300 sq.ft. Home Gym addition was completed in 2022 (equip not includ/sold sep)
- New eaves, soffit, downspouts, gutters (with leaf guards), as well as Extensive Concrete Landscaping: completed in 2021
- Entire home painted in Collingwood Grey colour and all lights converted to LED in 2021
- New custom Laundry area feat. Quartz counters: completed in 2021
- Outdoor covered Bar/Built-in BBQ/Lounge area with beautiful post & beam and custom stone work, Fireplace, and Big-Screen TV: completed in 2021
- Garage floors professional Epoxy treatment in 2021
- New Wet Bar on lower level feat. Quartz counters, dishwasher & sink: completed in 2019
- All new Kitchen feat. Quartzite Counters, 14' Island, and Frigidaire Professional stainless appliances: completed in 2017
- Architectural Shingled Roof, HEFurnace, all Windows & Doors: completed in 2017



CHRIS ASSAFF

Sales Representative
705-446-6440 - Direct
705-445-5454 - Office
cassaff@chestnutpark.com

CHESTNUT PARK.

REAL ESTATE LIMITED, BROKERAGE

CHRISTIE'S

INTERNATIONAL REAL ESTATE