



**7169 36/37 NOTTAWASAGA SIDEROAD E,  
CLEARVIEW**

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**CHESTNUT  
PARK**<sup>™</sup>

REAL ESTATE LIMITED, BROKERAGE

**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE



## Modern Farmhouse in the charming hamlet of Nottawa

This Modern Farmhouse located on one of the most sought after roads in Southern Georgian Bay combines country living with sophisticated design and only minutes to downtown Collingwood, in the charming hamlet of Nottawa. 10 private acres offers a 4 bedroom fully renovated contemporary home. Thoughtfully designed and curated throughout, the architectural aspects of the main floor complement the open kitchen, warm living room, and spacious refined dining room. The double sided wood burning fireplace adds ambience throughout the main level. The bright and airy second level features 4 spacious bedrooms and 2 full baths. Enjoy the comfort of the fully finished basement with family room and games room, 3 piece bath featuring an infrared sauna. This hobby farm boasts an orchard of fruit trees and berry bushes, vegetable garden and green house, multiple bee hives and a Honey Hut to process the bees hard work. In addition, the goat pasture is home to Disco and Jazz, the residents of the red Goat House, and just down the path you will find the chicken coops and feed shack. The coops currently house 16 hens and roosters.



## FEATURES:

- 10 private acres
- 4 bedroom, 3.5 bath fully renovated contemporary home
- Double sided wood burning fireplace on main level
- Open kitchen, warm living room and separate dining room
- Spacious bedrooms and 2 full baths on the second level
- Fully finished basement with family room, games room, 3-pc bath featuring infrared sauna
- Hobby farm boasts an orchard of fruit trees and berry bushes, greenhouse, bee hives and Honey Hut, goat pasture and chicken coops
- Ample parking, double attached garage

Clearview Township is a rural community with small-town charm. The rolling landscape is a four-season paradise for hikers, cyclists, skiers and outdoor enthusiasts.

The towns and villages, including Nottawa, offer world-class dining and shopping, host amazing events, and make you feel right at home.



## PAIGE YOUNG

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