

180 UNION STREET WEST, FERGUS, ON N1M 1V3

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FOR SALE

GDAR AND TREBB#
40599085 • SINGLE FAMILY
DETACHED • 4 BEDROOMS , 2
FULL BATHROOMS & 1
PARTIAL



4 BEDROOM



2/1
BATHROOMS



2500 SQFT



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VIEW ONLINE
<https://tours.visualadvantage.ca/48918607/>



SINGLE FAMILY DETACHED

Must see Must buy Century stone home with Guest House and heated in-ground saltwater pool! Soaring ceilings, gleaming reclaimed hardwood floors throughout, stunning professionally gourmet style kitchen with granite counter tops throughout and a massive island plus formal dining room for perfect entertaining. Master bedroom features ensuite and walk in closet. Second bedroom boasts exposed stone wall and a sun filled third bedroom/office. The spa like second bath also features exposed stone walls and a cozy soaker tub. More exposed stone walls in the family room with gas fireplace over looking that beautiful, fully fenced private yard. Finished basement for that family movie night after a day at the pool and beautifully landscaped oasis. The fully serviced separate guest house with 1000 sq feet of living space can be the offset income giving you mortgage relief. Can be utilized for monthly rental, extreme AIRBNB income or potential tiny home multi generational living. Both homes are forced air gas heat. All this and in the heart of Fergus and steps to everything.

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FEATURES

- All appliances included
- Hardwood Floors
- Gas Fireplace
- Central Air Conditioning
- Granite Countertops
- Fenced Yard
- Inground Pool
- Close to all shopping
- Walking distance to the river
- Guest House



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