

\$1,149,000 - 92 Water Street, Woolwich

MLS® #X12414243

\$1,149,000

4 Bedroom, 3.00 Bathroom,
Single Family

N/A, Woolwich, Ontario

Stunning Dual Property in the Heart of Saint Jacobs Village: Luxury Meets Investment Opportunity! Discover this beautifully renovated, turn-key property in the highly sought-after Saint Jacobs Village, approximately 3,000 square feet, including the guest house. This residence blends luxury with a lucrative investment opportunity. The main residence features four spacious bedrooms and two modern baths, with brand-new vanities to be installed in 2024. The converted garage serves as a guest house, offering about 700 square feet of living space, including one bedroom, a full kitchen, a bathroom, and an additional laundry room - perfect for guests or an in-law suite. Upgrades abound, including a brand-new furnace (2024) and sleek stainless steel kitchen appliances. Two dedicated laundry rooms enhance convenience for both homes. Set on a quarter-acre lot, the backyard retreat features a luxurious Arctic Spa hot tub valued at \$40,000 and an outdoor wood-burning sauna worth \$25,000, ideal for relaxation. A gazebo adds charm, while a \$12,000 shed with fencing provides ample storage. Parking accommodates up to six vehicles. Significant renovations totalling approximately \$200,000 were completed last year, ensuring pristine condition. Updates included \$14,000 for plumbing and \$8,000 for eavestrough replacement, plus a half fence added for privacy. This property has been completely renovated, making it ideal for a growing family



or in-law suite potential. For additional property details, click the brochure icon below. (id:6289)

Essential Information

Listing #	X12414243
Price	\$1,149,000
Bedrooms	4
Bathrooms	3.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	92 Water Street
Subdivision	N/A
City	Woolwich
Province	Ontario
Postal Code	N0B2N0

Amenities

Utilities	Cable, Electricity, Sewer
Features	Carpet Free, Guest Suite, Sump Pump, Sauna
Parking Spaces	6
Parking	Attached Garage, No Garage
# of Garages	1

Interior

Appliances	Water Heater, Water purifier, Microwave, Sauna, Window Coverings
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes

Exterior

Exterior	Brick
Foundation	Concrete

Listing Details

Listing Office	ICI SOURCE REAL ASSET SERVICES INC.
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