



Richmond Hill Estate

Location: Richmond Hill

Acreage: 52.00 Acres

Price: \$3,950,000.00

Exceptionally well located 52+ acre property in Richmond Hill! First time on market in over 30 years. A long treed-lined driveway leads to restored 4 bedroom, 2 bath country home plus a 4 bedroom 2nd residence and equestrian complex. This property is just south of the new Bloomington-404 Go Station and across the road from DiamondBack Golf Club, Oakview Terrace and bordering onto the Toronto Polo Club. AAA location!

The Main Residence

The main residence is a quintessential brick Ontario farmhouse which has been restored with updated kitchen and expansive wraparound porch. Many of the home's original features remain intact including original pine hardwood floors and expansive trim work.

Main Floor

The home is laid out along a centre hall plan with a dining room and living room at the front of the home. The dining room has a direct walk-out to the screened porch which offers a superb outdoor eating area overlooking the gardens.

Presented by

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Bathrooms : 1.5

Bedrooms : 4

Kitchen

The country kitchen was renovated in 2012 with new cabinets, counters and reclaimed pine flooring. Liebherr refrigerator. Propane stove. New dishwasher 2019.

Living Room & Home Office

Along the west side of the home is a living room with hardwood pine floors and wainscoting which leads into the home office with built-in book cases. Alongside the home office is a 2-piece powder room.

Family Room & Mud Room & Loft

At the north end of the main floor is a mud room with plenty of storage space and a family room. There is a back stair off the family room which leads to a second floor loft space which is currently used as a large office, but could also be used as a guest room. There is a door leading to the back porch from the mud room.

Second Floor

The front staircase leads to 4 bedrooms and a 4-piece bathroom. The bedrooms all have views over the property.

The Porches

The expansive porches are in immaculate condition and were designed to be extra wide to accommodate several large seating areas plus a screened dining room on the east side of the home. The porches offer scenic views over the gardens and surrounding countryside.

Second House

The second house was added to the property by the current owners. This well-designed home is privately sited on the north side of the property and has lovely views over the rolling lands. The home has 4 bedrooms and two bathrooms. The living room and dining rooms are finished with hardwood floors. The home has a full basement and two large decks.

Equestrian Complex with Staff Apartment

The property has been operating as an income producing boarding stable for many years. The bank barn has a new steel roof and has been expanded over the years. To the east of the stable is a large outdoor horse riding arena with sand footing and superior drainage. On the other side of the stable is the indoor riding arena with roofline skylights for added brightness. There is a heated viewing lounge, workshop, laundry plus a 1 bedroom, 1 bathroom loft apartment at the east end of the arena. Surrounding the barn are a series of well-maintained board paddocks. The stable has 25+ stalls with 2 tack rooms, 2 grooming stalls, feed room and a series of large storage areas with individual tack lockers and additional space for trunk storage.

Other Information

- Annual 2019 taxes: \$4,401.60
- The farm benefits from the Farm Class Tax Rate (low taxes!)
- Two hydro meters
- Drilled well
- Exclusions: light fixture on screened porch, dining room chandelier, wall sconces
- 3 septic systems
- Premier location neighbouring Toronto Polo Club, 2 mins to new GO Station (Bloomington-404)
- Walk to DiamondBack Golf Club – Home of 4 Canadian PGA Championships
- Superb commuter location in Richmond Hill