



## Sixth Line Ranch, Erin

**Acreage: 25 Acres**

**Price: \$1,325,000.00**

### Sixth Line Ranch, Erin

Conveniently located on the west side of Erin is this 4 bedroom Ranch Bungalow With pastoral views eastwards.

#### Main house

Main floor master suite overlooks the four paddocks and barns. The great room with its cathedral ceilings would be perfect for hosting any family or social occasion. There is a glass panelled balcony that leads off the kitchen via French doors. It overlooks the fields and the landscaped garden below.

#### Lower Level

A walk out with good ceiling height gives a very open feel with its large windows. A well sized five piece bathroom with a triple sized wet room and a sunken double tub will be enticing after a day enjoy the outdoors at the farm.

Family room with walk out to the terrace. Ample space centred around the fireplace.

#### Lower Yard

Landscaped gardens that were designed with large stone stairs lead down to the three stall stable and barn.

Further to the east there is the stone surround pond that can be used year round either for swimming or skating!

The 25 acres of mixed wood provides great hiking trails.

**Presented by**

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Sales Representative

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**Bathrooms : 3**

**Bedrooms : 4**

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**Location**

Suitable as a primary residence or weekend getaway all within 40 minutes of Toronto. Skiing and golf nearby.