



## 7479 Trans Canada Highway Vernon River Prince Edward Island

\$665,000

Waterfront living at its finest! This magnificent Historic 1.6 acre waterfront property is located in the beautiful community of Vernon Bridge, which is centrally located between Montague and Charlottetown. This home was built in 1929 by Major W .Lawson Jenkins M.C. and has been completely restored to its original grander. Boasting 6 bedrooms, 3.5 bathrooms ,2900 + square feet. The house has all new windows, new front and back decks, new roof, and sits on a new foundation with new egress windows that compliment the new finished basement . The Mechanical upgrades are: 4 new heat pumps, 200 amp service with underground electrical and water line for that future garage or boathouse, exterior generator plug, new well, new plumbing throughout, an approved 1000 gallon septic system, new propane fireplace with a newly rebuilt flu and stainless liner, and a propane hookup installed on deck for your bbqor fireplace! The main level boasts generous size front/back entryways and decks, a half bathroom, a beautiful new kitchen with Corian countertops and a center island with a peninsula eating bar, another room that could be used as an office/bedroom/hideaway pantry, and a formal dining room that provides extra space for entertaining with french doors flowing into the living room. Upstairs offers a full bathroom, 3 bedrooms, and a primary bedroom with an ensuite bathroom overlooking the beautiful Vernon River! Above the second level is a completely finished loft with lots of creative possibilities. All floors throughout the house excluding the basement are original hardwood and pine that have been completely refinished. This home also has it all for the nature enthusiast who will enjoy kayaking, boating, fishing, and watching the eagles soaring as the fishing boats sail away! You won't be disappointed with this one! (id:6769)

Bedroom 7.8 x 10.7

Den 9.1 x 9

Bedroom 12 x 12.1

Foyer 6.5 x 9.9

Bedroom 9.5 x 10.4

Bath (# pieces 1-6) 5.3 x 6.4

Primary Bedroom 12 x 13

Kitchen 11.5 x 11.5

Listing Presented By:



Originally Listed by:  
CENTURY 21 NORTHUMBERLAND  
REALTY

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Ensuite (# pieces 2-6) 12 x 9.7

Other 8.5 x 12.11

Other 10.7 x 5.10

Living room 15.11 x 14

Foyer 10.8 x 7.6