



RE/MAX CENTRE CITY REALTY INC., Brokerage

61 Aberdeen Drive Middlesex Centre Coldstream Ontario

\$1,149,900

Custom-built bungalow in the sought-after Hawk's Ridge community, set on a private, mature-treed lot just under an acre. Lovingly maintained by the original owners, this well-cared-for property offers the perfect blend of quiet country living and practical space for retirees, hobbyists, tradespeople, and outdoor enthusiasts. The property features an oversized attached garage with convenient basement access, plus an impressive 26' x 24' all-brick insulated detached garage/workshop, ideal for woodworking, farming equipment, recreational vehicles, classic cars, or hobby projects. Offering approximately 1,700 sq. ft. on the main level, the home showcases spacious principal rooms, hardwood flooring throughout most of the living areas, and a functional layout designed for comfortable everyday living. The welcoming foyer leads to a formal dining room and a bright family room with vaulted ceilings and a gas fireplace. The updated eat-in kitchen features quartz countertops and a sunny dining area with terrace doors opening to both a covered patio and a flagstone patio overlooking beautifully landscaped gardens and a cedar gazebo. The generous primary suite includes a walk-in closet and updated 3-piece ensuite. A second full bathroom has also been updated with granite countertops. The main-floor office offers flexibility as a home office, guest room, or potential third bedroom. Convenient main-floor laundry and extensive crown moulding add to the home's appeal. The finished lower level includes a large L-shaped family room, a 2-piece bathroom with shower rough-in, workshop space, cold room storage, and ample unfinished area with potential for additional living space or bedrooms. A rare opportunity to enjoy privacy, mature trees, multiple garage spaces, and one-floor living in a highly desirable location. Ideal for retirees seeking extra space, hobby farmers needing room for equip...

Workshop 9.49 m X 2.62 m

Laundry room 2.6 m X 2.5 m

Cold room 4.98 m X 1.9 m

Foyer 2.91 m X 1.87 m

Bathroom 2.83 m X 2.33 m

Kitchen 6.48 m X 3.71 m

Family room 14.0 m X 7.6 m

Bedroom 11.50 m X 1.50 m

Listing Presented By:



Originally Listed by:
RE/MAX CENTRE CITY REALTY
INC.



Royal

LePage Kelowna

#1-1890 Cooper Road , Kelowna,
BC,

Phone: 250-860-1100
Fax:
sbuck56@gmail.com

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Other	6.3 m X 4.7 m	Dining room	3.49 m X 3.42 m
Utility room	1.92 m X 4.72 m	Family room	9.74 m X 6.27 m
Bathroom	2.39 m X 1.62 m	Bedroom	3.34 m X 3.49 m
Bedroom	5.32 m X 3.71 m	Bathroom	2.84 m X 2.5 m