



37 MCIVOR Lane St Andrews

\$469,900

Discover this beautiful riverview home set on 1.99 acres, offering a peaceful, private setting surrounded by mature trees. A long, winding driveway lined with elegant light posts welcomes you in and opens to a spacious yard with ample room for vehicles and recreational use. Inside, the home features tasteful updates throughout, including new flooring on the main and upper levels, a farmhouse sink, quartz countertops, modern brass and contemporary lighting, and updated fixtures. The bright living and dining areas offer 9' ceilings, while the eat-in kitchen showcases abundant oak cabinetry with under-cabinet lighting. Upstairs, you'll find three bedrooms, including a primary suite with ensuite bath. The fully finished basement adds additional living and storage space. Outside, the expansive yard and proximity to the river create a private outdoor retreat. A detached garage with guest house, kitchenette, and private deck adds flexibility for extended family or guests. Call your agents today!!

Living Room 10'33 x 17'42
Foyer 6'33 x 25'58
Dining Room 21'75 x 9'08
Four Piece Bath
Eat-In Kitchen 11'25 x 13'75
Mudroom 6'42 x 4'83
Primary Bedroom 9'75 x 23'08

Two Piece Ensuite Bath
Bedroom 9'83 x 9'08
Bedroom 14'92 x 12'75
Recreation Room 23'83 x 15'17
Laundry Room 6'58 x 15'08
Storage Room 10'50 x 14'58
Cold Room 5 x 9'83

Listing Presented By:



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