

1175 Lakeshore Rd, Port Hope, ON L1A 3V7

Highlights, Overhauls and Upgrades Worth Mentioning:

- ✓ Beautiful Home, on a Beautiful Utopic 75' x 400' (Approx .70 acres) Lot, Beautifully and Meticulously Maintained
- ✓ Beautifully Positioned Moments Outside of One of Ontario's Most Beautiful Towns (Port Hope), Highway 401 and Just on the Outskirts of the Bordering Clarington/Durham Region with East Townline Road a Stone's Throw Away
- ✓ STAIRWAY OVER HOT TUB LEADING TO UPPER DECK REMOVED
- ✓ HOT TUB OPENED, UP AND RUNNING ADDING TO BACKYARD EXPERIENCE / OASIS
- ✓ Furnace 2012
- ✓ Brand New Fibre Optic Internet Installed Axle Telecom Summer 2026
- ✓ Driveway Re Surfaced Summer 2026
- ✓ Additional Insulation Blown into Attic July 2026
- ✓ Shingles Replaced 2009
- ✓ Air Conditioner Brand New 2012
- ✓ Hot Water Tank Replaced May 2026 (Rental)
- ✓ Septic Pumped April 2026
- ✓ Brand New Pump Installed Inside of Well 2026
- ✓ Controller and Pressure Tank Replaced Brand New 2026
- ✓ Gutter Guards Installed 2021
- ✓ Windows Replaced April 2010
- ✓ Sump Pump Replaced 2020
- ✓ Water System 2021
- ✓ Kitchen Renovation with Stunning Granite Counters 2016
- ✓ Lower 4th Level Renovation with New Flooring, Painting, Separate Laundry 2026
- ✓ 4th Level Provides the Ultimate in Possibility and Opportunity to Have a 4th Bedroom, 3rd Bathroom, Games Room, Office or Additional Family/Recreational space!
- ✓ Main Bathroom Updated with Walk-In Shower Installed 2023
- ✓ Electrical Panel Upgraded 2019
- ✓ Smoke and CO2 Detectors Replaced Brand New 2026
- ✓ Built-In Microwave Replaced and Purchased Brand New 2026
- ✓ Fridge Approx 2021, Stove 2010, Dishwasher (Barely Used) 2000, Washer 2023, Dryer 2019
- ✓ Outdoor Metal Gazebo 2016
- ✓ Direct Wiring for Generator to Sub Panel to Run 75% of House
- ✓ House is Wired and Monitored with Security System
- ✓ Highlighting This Rare Gem is the 400' Deep Private Lot Oasis (2 Separate PINs Both ~ 75' x 202')
- ✓ South Facing Backyard Experience that is Perfect for Entertaining Epic Times with Those You Love or Rewarding Yourself with Some Well-Deserved Rest and Relaxation
- ✓ Elevated Multi-Level Deck that Delivers Mesmerizing Sights and Sounds, Breathtaking Sunroom, Gazebo, Hot Tub, Pond, Landscaping, Shed and So Much More
- ✓ **Welcome Home to 1175 Lakeshore Road and Your Very Own Small Piece of Paradise!**