



24 Stoneridge Road, Cobourg, ON K9A 0Y4

Highlights, Overhauls and Upgrades Worth Mentioning:

- ✓ Spectacular, Show-Stopping and Striking is the Narrative Surrounding this Rare Opportunity that Presents itself at stunning 24 Stoneridge Road
- ✓ 4-bedroom, 4-bathroom Bungalow Located in one of the Most Sought-after and Desired Neighborhoods, just on the Outskirts of "Ontario's Feel-Good Town"
- ✓ Beautifully Landscaped Front Yard with Newly Laid Stone Front Steps where you are Greeted with a Country Like and Serene Covered Front Porch
- ✓ Newly Redesigned and Renovated Main Floor. Entire Floor Stripped to the Studs (except the bedrooms), Stairway to Basement Flipped and Completely Transformed to an Open Concept Masterpiece – Spring 2021
- ✓ Brand New Furnace Installed 2021
- ✓ Ceilings Removed and new Insulation Blown In
- ✓ Totally Customized Kitchen from Top to Bottom with Breathtaking Tray Ceilings, Dueling Islands, Custom Cabinetry, Double Stack Oven, Brand New Appliances (Professional Series Fridge), Backsplashes, Lighting, Wet Bar, Flooring, Electric Fireplace, Pot Lights, Seating Area and Wood Hand Picked from a Reclaimed Ontario Barn from the Early 1900's
- ✓ Primary 4-Piece Ensuite and Main Floor 2-Piece Powder Room Totally Renovated
- ✓ Stacked Washer and Dryer in old Closet Renovation Offering Main Floor Laundry
- ✓ Custom Hunter Douglas Blinds and Custom California Shutters from California
- ✓ Sunroom Designed and Constructed Brand New 2022 – Well Insulated with Spray Foam Underneath
- ✓ Beautiful Sunsets can be Admired from the Sunroom and Newly Installed Deck from Primary Suite
- ✓ Entirely Waterproofed, Both Inside and Out, the Lower Level was Finished from Scratch Brand New
- ✓ DMX Underlay, Water and Scratch Resistant Flooring, Grand Family Room w/ Gas Fireplace (wall thermostat), Large Bedroom, 2-Piece Bath (Easily Convertible to 3 or 4-Piece), Office/Gym/4th Bedroom/Flex Space, Cold Storage, and Big Utility-Storage Space Complete Lower Level
- ✓ Shed in Back Built Brand New with Ramp and Metal Roof - 2022
- ✓ Turnaround, Walkways, Big Rocks, Paved Driveway and Soldier Course all Installed
- ✓ Metal Fence with Wide Gates (South Side for Trucks & Toys) and Gates w/ Locks on Garage Side - 2023
- ✓ Exterior Basement Walls Waterproofed with Warranty to Protect the Costly Renovations
- ✓ Natural Gas Generac Generator
- ✓ New Front Door Installed
- ✓ Situated on Private and Pristine Half Acre (.51) Lot Backing onto Open Lot/Field
- ✓ Minutes from the 401, Very Storied Downtown, Beach, Lake Ontario, World Class Restaurants, Golf, Trails, Parks, Hospital, Schools and Many Other Amazing Amenities this Beautiful Area has to Offer!