



## The Hamlets, Mulmur

**Acreage: 24 Acres**

**Price: \$2,199,000.00**

### The Hamlets, Mulmur

Nestled in the hills of Mulmur are 24 acres of park-like grounds with a raised bungalow set amidst a pine tree hamlet.

Surrounded by nature is a solidly built three-bedroom house with two bedrooms on the main floor sharing an expansive four-piece bathroom and walk through dressing area on the west wing. The primary bedroom suite is conveniently located to the east end of the house. A tucked away, exclusive staircase leading to an expansive apartment-like area with a large walk through dressing loft, storage rooms on either side, leading to a large bedroom and further to a large 400 sq foot, 5-piece bathroom with additional walk-in closets on either side

**Presented by**

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**Bathrooms : 4**

**Bedrooms : 3**

# MOFFAT DUNLAP

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REAL ESTATE LIMITED

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This house is an entertainer's delight with an open concept kitchen featuring a granite breakfast bar, an informal dining area surrounded by windows and an additional formal dining area. The large, slate covered gas burning fireplace is the focal point of the living room with a library/office just off the main foyer to the house.

Oak flooring compliments the sophisticated charm of the residence.

The lower-level walk out is expansive, with a family room complimented by a wood burning fireplace. There is additional 800 sq foot of storage nearby.

The geothermal heating/cooling system and a separate gas furnace back up compliments the super efficient build of this house.

A conveniently easy escape from the city, located 1 hour from Toronto. Miles of hiking trails, spring fed pond swimming/skating. Minutes to Mansfield Ski Club.

The Hamlets is your next slice of country paradise.