



**moffat
dunlap**

REALTOR

Bridlewood Farm

Location: Caledon

Acreage: 57 Acres

Price: \$2,295,000.00

57 acres in south Caledon with excellent commuter and Pearson access, a property for a discerning family with a taste for the best in country living. A completely restored large 5 bedroom country house with a new tastefully integrated ground floor master suite, family room extension. The house overlooks a huge swimming pond with waterfall. For horse and outdoor lovers, an 11 stall barn with tack room, hay storage, paddocks, hiking, x country skiing trails.

Efficient geo thermal heating and cooling. An exceptional view of The Devils Pulpit, and several acres of mature hardwood. Absolutely nothing to do but move in. Option to buy a separate 15 acre adjacent building lot.

Follow the link to see the floor plans for this exceptional home.

MAIN FLOOR

Foyer

- Wood floors
- Exposed brick walls
- 2 closets

2-piece powder room

Main floor laundry & mud room

Presented by

John Dunlap,

Broker Of Record

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MOFFAT DUNLAP
REAL ESTATE LIMITED

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A must for all country properties is a large main floor Mud Room. Perfect for storing all the gear!

- Built-in closets
- Laundry sink
- Double closet

New Kitchen

The Kitchen has been totally renovated with in-floor heating, antique centre island and lovely views over the property.

- Massive centre island reclaimed from a Quebec general store with sink & breakfast bar
- Eat-in breakfast room with heated slate floors, walk-out to deck plus windows and skylights
- Stainless steel appliances including gas stove
- Listen to the stream and waterfall while you enjoy a morning coffee

Den

- Gas fireplace
- Wood floors
- Built-in sound system
- Pot lights

Dining Room

- Wood burning fireplace
- Bay window overlooks pond
- Pot lights
- Wood floors

Family Room/Great Room

Located on the east side of the main floor. This large room with cathedral ceiling combines a billiard room and the Family Room with its massive fieldstone fireplace

- Wood floors
- Walk-out to 2 different decks
- Billiard room
- Fieldstone fireplace
- Cathedral ceiling
- Picture windows

Main Floor Master

- Wood floor
- Cathedral ceiling
- Gas fireplace
- Picture window
- Walk-in closet
- 6-piece en-suite with double vanity, soaker tub & jet shower

LOWER LEVEL

Guest Room (5th Bedroom)

Media Room & Home Gym

- Broadloom
- South view

Workshop/Utility Room

UPSTAIRS

Homework Area

- 2 built-in desks
- 2 skylights

Bedroom 2

- Wood floors
- 2 windows overlook courtyard
- Double closet

Bedroom 3

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- Wood floors
- 2 windows overlook pond
- Double closet

4-piece bathroom

Bedroom 4

- Wood floors
- North views
- Double closet
- 4-piece semi en-suite bath

THE OUTBUILDINGS

Garages

- Over-sized double garage with wiring for workshop
- Finished studio above

Stable

- 11 stalls
- Heated tack room, hot water, full hay loft
- Outdoor riding ring
- Paddocks - many with run-in sheds and power

Drive shed

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- Highly efficient geothermal heating and cooling system
- Multiple porches (sun porch, covered porch and front porch)
- Extensive landscaping including ever-flowing waterfall
- Spring-fed swimming pond lined with clay
- 5 acre maple woodlot previously tapped for syrup
- Paved circular drive
- Stone entrance gates with automatic controls