

## Property Client Full

67 Silver Street, Huntsville, Ontario P1H 1M2

Listing

**67 Silver St Huntsville**

**Active / Residential Freehold / Detached**

MLS®#: **X12354091**

List Price: **\$529,000**

**New Listing**



### Muskoka/Huntsville/Chaffey

Tax Amt/Yr: **\$2,423.00/2025** Transaction: **Sale**  
 SPIS: **No** DOM: **0**  
 Legal Desc: **CON 2 LOT 12 PLAN 3 PT LOT 21 RP 35R9245 PART 1 CHAFFEY, TOWN OF HUNTSVILLE, DISTRICT OF MUSKOKA**

Style: **2 Storey** Rooms Rooms+: **12+0**  
 Fractional Ownership: **No** BR BR+: **4(4+0)**  
 Assignment: **No** Baths (F+H): **2(2+0)**  
 Link: **No** SF Range: **1500-2000**  
 Storeys: **2.0** SF Source:  
 Lot Irreg: Lot Acres: **< 0.50**  
 Lot Front: **138.06** Fronting On: **E**  
 Lot Depth: **100.00**  
 Lot Size Code: **Acre**  
 Zoning: **R2**  
 Dir/Cross St: **Hanes Road**

PIN #:	<b>480900133</b>	ARN #:	<b>444202000806000</b>	Contact After Exp:	<b>No</b>
Holdover:	<b>30</b>	Possession Date:	<b>2025-09-15</b>		
Possession:	<b>Immediate</b>				

  

Kitch Kitch + Island YN:	<b>1 (1+0)</b>	Exterior:	<b>Vinyl Siding</b>	Utilities:	<b>Gas, Hydro, Sewers, Cable, Telephone</b>
Fam Rm:	<b>No</b>	Drive:	<b>Circular</b>	Water:	<b>Municipal</b>
Basement:	<b>Yes/Unfinished</b>	Garage:	<b>No</b>	Water Meter:	
Fireplace/Stv:	<b>No</b>	Gar/Gar Spcs:	<b>None/0.0</b>	Waterfront Feat:	
Interior Feat:	<b>Carpet Free, Primary Bedroom - Main Floor, Sump Pump</b>	Drive Pk Spcs:	<b>8.00</b>	Waterfront Struc:	
Heat:	<b>Forced Air, Gas</b>	Tot Pk Spcs:	<b>8.00</b>	Well Capacity:	
A/C:	<b>No/None</b>	Pool:	<b>None</b>	Well Depth:	
Central Vac:	<b>No</b>	Room Size:		Sewers:	<b>Municipal</b>
Apx Age:	<b>51-99</b>	Rural Services:		Special Desig:	<b>Unknown</b>
POTL/Mnth Fee:	<b>No</b>	Security Feat:		Farm Features:	
Property Feat:	<b>Level</b>			Winterized:	<b>Fully</b>
Exterior Feat:	<b>Patio, Year Round Living</b>				
Roof:	<b>Asphalt Shingle, Metal</b>				
Foundation:	<b>Stone</b>				
Soil Type:					
Lease To Own Items:	<b>Water Heater</b>				
Waterfront Y/N:	<b>No</b>	Waterfront:	<b>None</b>	Waterfront Frontage (M):	
Water Struct:		Easements/Restr:			
Under Contract:		Dev Charges Paid:		HST App To SP:	<b>Included In</b>
View:		Lot Shape:	<b>Rectangular</b>	Lot Size Source:	<b>MPAC</b>

### Remarks/Directions

Client Rmks: **Fantastic opportunity to own a 2-storey home on a picturesque corner lot, complete with a circular driveway, mature perennial gardens, and two covered patios for year-round enjoyment. Offering 4 bedrooms and 2 bathrooms including a main floor bedroom and laundry this home combines character with convenience. Walk out from the living space to a covered patio, perfect for entertaining or relaxing. Garden sheds provide ample storage for tools and toys. Ready for your personal touch, this property is ideal for first-time buyers, renovators, or anyone looking to create their dream home in a great location!**

Listing Contracted With: **Royal LePage Lakes Of Muskoka Realty 705-789-9677**

Prepared By: **NANCY CARR, REALTOR Salesperson**

Date Prepared: **08/20/2025**

Rooms

MLS®#: **X12354091**

Room	Level	Dimensions (Metric)	Dimensions (Imperial)	Bathroom Pieces	Features
Foyer	Main	3.17 M X 1.68 M	10.40 Ft x 5.51 Ft		
Kitchen	Main	3.7 M X 3.48 M	12.13 Ft x 11.41 Ft		
Dining Room	Main	3.53 M X 4.2 M	11.58 Ft x 13.77 Ft		
Living Room	Main	4.44 M X 3.64 M	14.56 Ft x 11.94 Ft		
Bedroom	Main	3.8 M X 2.44 M	12.46 Ft x 8.00 Ft		
Laundry	Main	1.5 M X 2.03 M	4.92 Ft x 6.66 Ft		
Mudroom	Main	3.66 M X 1.26 M	12.00 Ft x 4.13 Ft		
Bedroom	Second	3.69 M X 3.52 M	12.10 Ft x 11.54 Ft		
Bedroom	Second	3.52 M X 3.11 M	11.54 Ft x 10.20 Ft		

<b>Bedroom</b>	<b>Second</b>	<b>3.7 M X 3.57 M</b>	<b>12.13 Ft x 11.71 Ft</b>	
<b>Bathroom</b>	<b>Main</b>			<b>3</b>
<b>Bathroom</b>	<b>Second</b>			<b>4</b>

PropTx Innovations Inc. assumes no responsibility for the accuracy of any information shown. Copyright PropTx Innovations Inc. 2025