

\$3,499,000 - 1126 LINE 8 Road

Listing ID: 40247681

\$3,499,000

5 Bedrooms, 3 Bathrooms, 2140

Single Family

1126 LINE 8 Road, Niagara-on-the-Lake,
Ontario, L0S1J0

This 10.23-acre property offers a unique opportunity to live and work in beautiful Niagara-on-the-Lake. Situated near the Niagara River Parkway and nestled in the heart of Niagara Wine Country, this property can enjoy all the amenities and prestige that historic N-O-T-L has to offer. Enjoy the peaceful serenity of rural Niagara while minutes from city centres and exceptional restaurants, schools, and parks. Only 10 km's from the Queenston-Lewiston Bridge and close to the Q.E.W. Highway for easy access to Hamilton/Toronto. This picturesque site is improved with a commercial greenhouse facility, two residential dwellings with separate driveways, plus an additional barn/garage. The greenhouse consists of 144,324 sq.ft. of double poly, gutter connected ranges currently utilized for year-round production (14'/15' height). Greenhouse heating consists of gas-fired boiler heating and suspended gas-fired heating units. Other greenhouse features include LED lights, three large coolers, and two generators. The greenhouse was built in stages, commencing in 1994, with additional square footage added in 1997, 2001, and 2008. The main residential dwelling was constructed in 2001 and offers 2,140 sq.ft. of living space with

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4+1 bedrooms and 2+1 bathrooms. The second dwelling offers 850 sq.ft. of living area and was constructed in 1955. Available services include municipal water and natural gas. Niagara is known for award-winning agriculture businesses including greenhouses that specialize in fresh flowers, fruit, and vegetables. (id:23349)

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Listing Office:ROYAL LEPAGE NRC REALTY