

160 Acre Caledon Mansion

Location: Caledon

Acreage: Approx 160 Acres

Price: $18,000,000.00

160 Acre Caledon Mansion

Re-designed & Re-imagined!

This grand residence has just undergone a chic redesign. Bright rooms and today's crisp styling showcase the superb quality craftsmanship. An amazing transformation!

This 160 acre country estate could never be recreated in Caledon given all of today's zoning restrictions.

Presented by

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Bathrooms : 17

Bedrooms : 10

Key Highlights:

- Fresh interior redesign (2019)
- 20,000+ sq ft (GFA) main residence
- 3 other guest houses + gate house
- Garages for 12+ cars
- Tennis, trout pond, miles of hiking trails
- Maple syrup operation
- Room for equestrian facilities
- AAA location close to Caledon Ski Club, Devil's Pulpit Golf Club
- Climate controlled secure wine warehouse in main house
- Fully equipped maple sugar shack
- Paved road frontage and paved interior roads
- Indoor pool with home gym, hot tub, steam room, change rooms, fireplace
- 35 mins to Pearson Airport

This is a personal country resort with macro appeal. This is the ultimate multi-generational family property allowing for varied pursuits. The action never stops!

Irreplaceable!

The property is a truly compelling value proposition which will appeal those buyers who appreciate the once in a lifetime opportunity to acquire this bespoke country property. The current zoning limitations would not allow another property to have the breadth of on-site amenities as this property. The size and number of buildings including the main house, gate house, plus 3 additional homes plus the crystal clear brook trout pond would not be permitted under today's regulations. Dare to compare this country property offering!

Views, Privacy, plus Location, Location, Location

The property has pastoral views across the Niagara Escarpment. You will feel you are miles away from civilization, yet the property is within easy reach of Pearson International Airport by car or 7 minutes by helicopter! The property has a wonderful range of on-site hiking trails which lead directly to the famed Bruce Trail. The property is 5 minutes from the family-oriented Caledon Ski Club, the historic Caledon Mountain Trout Club and many noted golf courses.

Amenities

The sprawling compound offers its owners and their guests an impressive array of pursuits including trout fishing, swimming, tennis, snowshoeing, pond hockey, hiking, biking, gardening, plus nearby riding, golfing, and skiing. The property includes room for a car collection and has its own private wine warehouse – a collector's haven. The main house and related outbuildings can host an impressive number of guests to enjoy all these pursuits in a beautiful natural environment. The property attracts an impressive array of wildlife from wild turkeys to deer to waterfowl and an inspiring mix of song birds. All the wildlife is attracted to the custom feeders placed between the main terrace and the trout pond below. The property is also known for its organic on-site produced maple syrup. There is also room for a full horse facility if one desires.

The Lands – Over 160 acres

Just imagine being able to assemble over 160 acres in Belfountain!

Without question, this is the finest country offering available. Hawk Ridge Farm, is unmatched in terms of natural beauty, quality of infrastructure and proximity to Toronto (under 1 hour).

Recently upgraded to the highest standards, the main residence is sited to overlook the deep trout pond and to take advantage of the distant countryside views over the Forks of the Credit Valley. The interiors have just completed a major redesign with input from top designers.

A few of the highlights include: Mahogany windows, wall-to-wall walk-outs and sprawling stone terrace allow one to constantly enjoy the natural setting. Nine intricately framed fireplaces, plaster crown moulding, impressive ceiling heights combine to enhance the principal spaces. A dramatic two-storey foyer with a stately oak staircase creates an impressive introduction and reminds one of the grand lodges of Europe. The living room is anchored with a fireplace at either end and is a perfect room for entertaining. The 2-storey family room is located at the east end of the home and has custom stained-glass accent windows, a walk-out to the terrace and barrel ceiling. The kitchen includes a pantry, fireplace and servery and is perfectly situated alongside the dining room. The kitchen can be either open to the dining room offering views over the property or can be closed off for more formal occasions. The sumptuous master suite features a fireplace, twin dressing rooms, his and her en-suite baths and a private terrace. The walk-out lower level offers your own in-home spa including exercise studio, indoor/outdoor pool, steam room, and changing facilities.

Additional buildings include a Gate House, a luxury Coach House apartment, a Guest Cottage across the driveway from the main house, and a Guest Loft Apartment over the garden garage near the main house.

THE MAIN RESIDENCE

The winding paved drive leads past the Gate House and main trout pond to the main residence and surrounding guest houses.

Main Level

Receiving Hall 24'2" x 21'8"

Solid oak entry door with side windows

Dramatic two storey great hall

Wide-plank oak hardwood floor

Custom wall treatments

Three double entry closets

Decorative crown mouldings

Adjustable pot lighting

The main entry receiving area has been used for dining when owners entertain in large numbers

Powder Room 1

Alongside the Receiving Hall are two Powder Rooms for guests

Wide-plank oak hardwood floor

Single vanity with marble top

Built-in cabinet

Designer wall covering

Ceiling fan

Powder Room 2

Wide-plank oak hardwood floor

Pedestal sink

Designer wall covering

Living Room 40'11"x 23'11"

This grand room is anchored by a fireplace at each end which compliments the tremendous views.

Wide-plank oak hardwood floor

Two wood-burning fireplaces with hand-carved oak mantel and marble surround

Crown moulding

Boxed ceiling

Recessed halogen lights

Ceiling medallion

Dining Room 31'5" x 18'

The Dining Room design allows this room to be formal or casual. Direct walkouts to the terrace are wonderful for summer & fall occasions.

The kitchen can be open to the Dining Room or can be closed off.

Double entry doors

Wide-plank oak hardwood floor

Wood-burning fireplace with marble hearth and surround, hand-carved mantle

Three sets of French doors with transoms walk-out to terrace

Wall-to-wall windows

Crown mouldings

Custom ceiling coverings

Recessed halogen lights

Ceiling medallion

Family Room 30'3" x 22"

This room soars to 2-storeys with a barrel ceiling.

Double entry door from family room

Wall-to-wall custom stained leaded glass arched window

Built-in fifty-two inch television

Wainscoting

Wall-to-wall windows

Two sets French doors with transom walk-out to terrace

Custom wall treatments

Custom ceiling treatments

Barrel ceiling

Butler's Pantry

Wide-plank oak hardwood floor

Custom built-in cabinets with decorative shelves

Well located off the Dining Room

Kitchen 21'6" x 17'7"

A warm room with superb woodwork and cabinetry

Raised fireplace

Pocket doors from dining room

Wide-plank oak hardwood floors

Solid oak custom cabinetry and trim

Decorative display cabinetry with glass shelves and glass pane doors

Centre island with six burner stove top

Two Dacor ovens

Sub Zero refrigerator / freezer

Panasonic microwave

Wood-burning fireplace

Two Bosch dishwashers

Double stainless steel sink

Oak crown moulding

Halogen pot lights

Mud Room

Wide-plank oak hardwood floor

Pantry closet

Cloak closet

Staircases to second floor and lower level

Walk-out to flagstone terrace

Powder Room

Wide-plank oak hardwood floor

Custom built-in vanity with marble counter and under mount sink

Decorative window at landing with window bench

Custom wall treatments

Halogen lighting

Second Level

Main Hall

Wide-plank oak hardwood floors

Built-in double entry cupboard

Utility closet

Crown moulding

Recessed halogen lights

Ceiling medallion

Staircase to 3rd level

Master Suite 22'1" x 22'11"

The Master Suite has a series of change rooms & views from the deck which overlooks the countryside.

Wood-burning fireplace with marble hearth and surround, antique carved mantle

French door with transom walk-out to balcony

Custom wall coverings

Cathedral ceiling

Her Ensuite

Four-piece

Wide-plank oak hardwood floor

Jacuzzi

Single Vanity with marble top

Wood-burning fireplace with hand-painted wood mantle and marble surround

Bidet

Crown moulding

Her Dressing Room

Custom wall treatments

Crown moulding

His Ensuite

Three-piece

Wide-plank oak hardwood floor

Built-in shelves

Separate marble shower with 2 shower heads

Etched glass shower door

Single vanity with marble counter top and under mount sink

Water closet

Crown moulding

Indirect lighting

His Dressing Room

Walk-in closet with built in cedar shelving

Double closet with built-in shelves

Crown moulding

Second Bedroom 18'5" x 17'

Walk-in closet

Custom wall coverings

Crown mouldings

Four-Piece Ensuite

Ceramic tile floor

Single vanity with marble counter top

Jacuzzi with marble surround

Custom wall covering

Third Bedroom 20'6" x 13'5"

Custom wall coverings

Pocket door to closet

Four-Piece Ensuite

Ceramic tile floor

Single vanity with marble counter top

Jacuzzi with marble surround

Custom wall coverings

Crown mouldings

Fourth Bedroom 18'3" x 18'

Custom wall coverings

Crown mouldings

Four-Piece Ensuite

Step down

Ceramic tile floor

Closet with mirrored doors

Jacuzzi with marble surround

Broadloom in dressing area

Glass shelves

Custom wall coverings

Crown moulding

Third Level

Fifth Bedroom 15'8' x 12'4"

Custom wall covering

Large closet

Alcove

Four-Piece Ensuite

Ceramic tile floor

Single vanity with marble counter top

Water closet

Crown moulding

Sixth Bedroom 20'10" x 14'

Double pocket doors

Large windows

Custom wall coverings

Seventh Bedroom 26'4" x 14'

Two closets

Large windows

Custom wall coverings

Four-Piece Ensuite

Ceramic tile floor

Single vanity

Jacuzzi tub

Custom wall and ceiling coverings

Crown moulding

Laundry Room 12'11" x 5'10"

A well placed additional laundry room for 3rd floor

Ceramic tile floor

Maytag washer & dryer

Laundry sink

Built-in cupboards

Custom wall treatments

Two Storage Rooms

Could be extra bedroom

Furnace Room

Lower Level

Pool Room 59'10"x40'10"

Cedar coated granite floor

18,000 gallon marble lite pool

Waterfall

700 gallon marble lite hot tub

Wood-burning fireplace with stone surround and granite hearth

Door to spa

Walk-out to flagstone terrace (doors held by 1,000 lb magnet

Pine walls, beams and ceilings

Exercise Studio 22'1" x 9'2"

Pocket door from pool

Rubber floor

Mirrored wall

Pine walls and ceiling

Two-Piece Change Room

Shower stall with etched glass door

Custom twig shelving

Antique vanity with porcelain sink

Spa

Granite floor

Steam room with custom ceramic Mexican tile surround and etched glass door

Pine doors, ceiling and walls

2 water closets

Antique vanity with granite counter top

Access to furnace room

Change Room

Granite floor

Built-in custom twig shelving,

Shower with etched glass door

Utility Room 28'10" x 15'9"

Garage

Parking for five cars

Access to hunting room, sports room, work room and wine warehouse

Mechanical Room 16'9" x 10'1"

System controls for pool room

Hunting Room 20'1" x 11'5"

Fluorescent lighting

Sports Room 18' x 14'8"

A great place to store all the sports gear.

Vinyl floor

Cedar walls

Special ventilation and duct work

Fluorescent lighting

Work Room 18'8" x 14'2"

Wine Warehouse

Temperature controlled

Custom built-ins

Guest House

Main Level

Solid wood front door with stained glass side windows

Marble floor

Two double entry closets

Crown mouldings

Powder Room

Oak hardwood floor

Antique marble and wood vanity

Designer wall covering

Crown moulding

Anti Room 26'4" x 12'

Marble floor

Three sets of French doors leading to private terrace

Crown moulding

Living Room 20'10" x 18'

Wide-plank oak hardwood floor

Antique wood-burning fireplace with marble hearth and surround and hand carved wood mantle

Floor-to-ceiling bay window

Built-in book cases beside fireplace

Crown moulding

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Dining Room 19'11"x 15'11"

Octagonal shaped room

Oak strip hardwood floor

Leaded glass windows

Wainscoting

Crown mouldings

Decorative ceiling pattern

Ceiling medallion

Custom bleached oak cabinetry

Corion counter top

Decorative ceramic tile back splash

Sub Zero refrigerator / freezer

Panasonic microwave

Kitchen Aid dishwasher

Dacor oven

Beamed ceiling

Pot lights

Wet Bar 13'11" x 8"

Wide-plank oak hardwood floor

Custom built-in cabinetry with leaded glass

AEG refrigerator

Oak ceiling

Pot lights

Third Bedroom 14'5" x 13'8"

Wide-plank oak hardwood floor

Built-in bookcases

Linen closet

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Crown moulding

Four-Piece Ensuite

Marble floor

Double closet

Pedestal sink

Tub with marble surround

Designer wall coverings

Crown moulding

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Sitting Area

Oak hardwood floor

Double closet

Site window

Master Suite 20'9" x 18'7"

Wide plank oak hardwood floor

Custom gothic style built-in shelves

Large window overlooking side garden

Walk wall coverings

Walk-out to Juliette balcony

Crown mouldings

Dressing Room 14'2" x 9'8"

Oak hardwood floors

Built-in shelves and organizers

Large windows

Crown mouldings

Five-Piece En suite

Marble floor

Single vanity with marble counter top

Deep tub with marble surround

Bidet

Built-in shelves

Custom wall coverings

Large window

Crown moulding

Pot lights

Second Bedroom 18' x 15'4"

Oak hardwood floor

Crown mouldings

Marble counter and surround

Designer wall coverings

Lower Level

Foyer 11'10" x 8'1"

Terra-cotta floor

Spiral staircase to second and main and second level

Cloak Room

Terra cotta floor

Four cedar closets

Built-in drawers and cupboards

Nanny's Suite 19'7" x 18'10"

Wall-to-wall broadloom

Double closet

Crown mouldings

Four-Piece Ensuite

Mosaic tile floor

Custom wall coverings

Access to laundry room

Laundry Room 13'7" x 8'8"

Terra cotta floor

Maytag washer and dryer

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Track lighting

THE OUTBUILDINGS
Gate House

Complementary design relative to main house

Four bedrooms, four baths, open concept kitchen/Living Room with fireplace and lovely views

Recreation room/Gym, laundry

Private garden overlooks the century old orchard

Attached 3-car garage

Coach House / Garages

Three bedrooms, three baths, living / dining room, kitchen, laundry, four-bay garage. Cathedral ceiling and luxury kitchen with centre island and granite counters. Large deck overlooks a branch of the Credit River.

Each bay of the 4-car garage has a drain and the walls and ceilings are water-proofed for easy cleaning and maintenance

Guest Loft Apartment

One bedroom, living room, kitchen and two bathrooms over two-bay garage. Steps to the west garden and main house.

Guest House

A four bedroom cottage across the drive from the main residence.

Canadiana Sugar Shack

Produce 20 - 35 gallons of maple syrup per acre per season. Gravity fed sytem.

Century Barn

Implement shed with ample storage & full workshop

Tennis Court

Spring Fed Ponds

The entire area is known as the “hills of headwaters” and indeed the ridges of Hawk Ridge Farm have several springs and streams which feed the Credit River and ensure the ponds of Hawk Ridge remain sparkling clear.

Walking Trails

Approximately 3-4 kms of intertwined hiking trails

Surrounding Woods

Hardwood, beech, maple, poplar, pine, cedars, ash, hemlock & birch can be found among the woodlands. Many of the trees date back over 100 years. The property receives beneficial tax treatment by being enrolled in the Managed Forest Tax Incentive Program.

Recreational Activities Nearby

Caledon Mountain Trout Club

The Pulpit Golf Course

The Paint Brush Golf Course

Caledon Ski Club – can be seen from the ridges of Hawk Ridge

Albro Creek Farm/Caledon Hunt Club plus many others offer horse boarding

Forks of the Credit Provincial Park (almost 700 acres), Cataract Falls, Kettle Lake are within walking distance

Bruce Trail/Trans Canada Trail

Inclusions

Four-phase chillier unit

One air conditioner

Two hot water tanks

Thirteen forced air electric heaters

Avante security system installed by Morse (smoke, fire, motion And shock detectors in one)

Return air system

20,000 gallon holding tank above north terrace on standby to compensate for not having an indoor sprinkler system

Honeywell computer station controls heating and air

Two central vacuum units

Dry-O-Tron unit heats pool area

Two house heaters on standby for immediate heat into the hot tub

Special air-conditioning unit in lower level exercise room (automatically turns on and off)

Outdoor water supply

In ground sprinkler system

Intercom system through telephone lines

Marantz surround sound system

Maple syrup equipment

Main Residence

All broadloom where laid

52-inch built-in television

Six burner stove top

KWE faucet

Panasonic microwave

Viking washer and dryer

Viking freezer

Halogen pot lights

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Temperature controlled wine cellar

Guest House

Panasonic microwave

Kitchen Aid dishwasher

Sub Zero refrigerator / freezer

Dacor oven

AEG refrigerator

Maytag washer and dryer

Gate House

All appliances

Coach House

All appliances

Guest Apartment

All appliances

Loft Apartment

All appliances

Exclusions

All art indoors

Outdoor statues

Farm equipment

Electrical

1600 Amp, 208 Volt, 3 Phase service

Emergency stand-by generator, 200 kilowatt, 208 Volt 3 phase

Mechanical System

Forced air ducted system with chilled water coils for cooling

Electric duct heaters for heating

Induct humidification throughout

Remote sensing and control capability

Building Details

Complete inspection reports available

The main residence received extensive upgrading in 2002 by Architectural Management Inc.

Double dry walled throughout main residence

18,000 gallon marble lite pool

700 gallon marble lite hot tub

1,000 lb magnetic holding lock on electric doors in pool room

Elevator shaft (currently not in use)

Lead coloured copper roof

Acreage

160 acres with a mix of open fields, woodlands, streams and ponds.