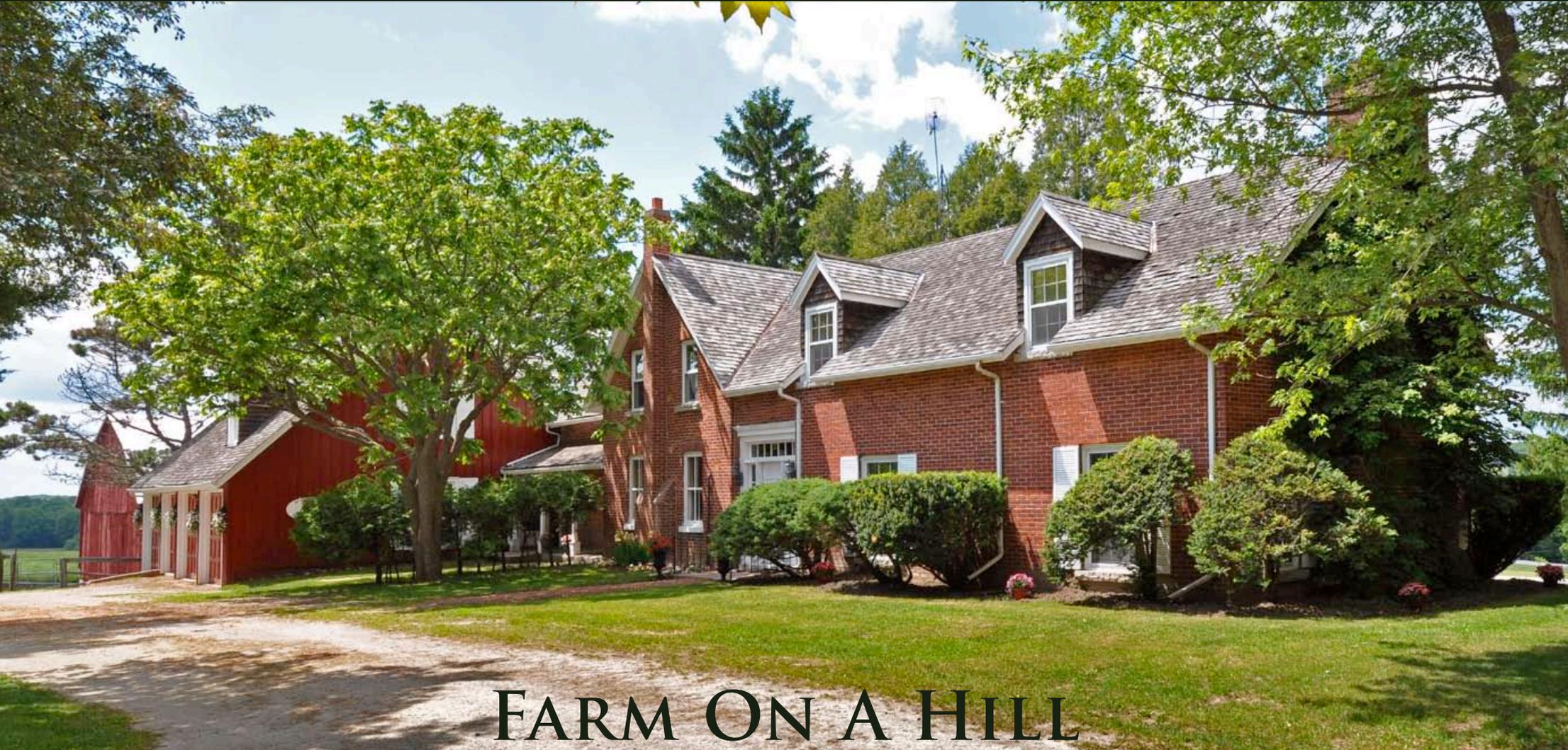




MOFFAT DUNLAP
REAL ESTATE LIMITED, BROKERAGE



FARM ON A HILL

“Farm On A Hill” has a commanding location on Weston Road in the heart of King Township. “Farm On A Hill” is well known in the Canadian horse racing industry having been owned for more than 50 years by Canadian Horse Racing Hall of Fame member, Don McClelland and his wife, Jane-Anne. The rolling grounds offer tremendous views and have been home to champion race horses including Dauphin Fabuleux, Gandria, Myrtle Irene among others. The farm has 2 residences plus a self-contained guest apartment, 100 rolling acres, in-ground pool, tennis court, stables and arena, 4-car garage, plus a drive-in double-bay workshop.

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LARGE GATHERINGS AND BIG VIEWS

The Living Room was built to accommodate large gatherings of family and friends and its' style is defined by rich Douglas fir ceiling beams, wide-board oak floors and massive pioneer fireplace. The Living Room offers an expansive picture window with distant views. Similarly, facing north, off the main hall, is a screened veranda offering the same view.





CASUAL COUNTRY LIVING

The Kitchen's cork floors and custom pine cupboards are in keeping with the country elegance of the Family Room and its' original pine floors. Relax by the fire of the wood burning stove and enjoy the views over the rolling hills of King. The combined Kitchen and Family Room ensures that the chef of the family does not miss any of the action. There is a large additional Recreation Room in the lower level.





DINING ROOM AND LIBRARY

The Dining Room with wide-board plank floors and stone fireplace reminds one of a bygone era. The Dining Room is perfectly positioned between the Kitchen and the large Living Room which is ideal for entertaining. The Library with built-in book cases and original pine floors is located off the Family Room and is a great place to catch up on the day's reading and would also make a perfect home office.





BEDROOMS WITH COUNTRYSIDE VIEWS

The Master Suite has extensive built-in drawers and closets, views in three directions, lovely pine flooring and its own sitting area and en suite bathroom. Four additional, well proportioned bedrooms, all with pine floors and views over the farm along with a walk-in cedar closet are aligned along the main hallway.





APARTMENT

In addition to the main residence, Farm On A Hill has a self-contained one bedroom apartment with bedroom, bathroom, kitchen, dining and living space. This apartment can be easily expanded to include the entire area over the 4-car garage.





Across the turnaround drive is guest house with 2 bedrooms, kitchen/dining room, washroom, and living room with woodstove. The guest house has a full walk-out lower level with laundry and bath. This residence would be perfect for extended family use, staff or could be used to produce extra revenue for the property.









BARN, INDOOR ARENA AND PADDOCKS

“Farm On A Hill” has a well maintained 15 stall bank barn and arena. The stable complex has plenty of hay storage and easy access to acres of paddocks. There is closed circuit TV from the foaling stall. In addition to the fenced paddocks, the farm also produces its own hay and market crops from its rich sandy loam soils.





LOCATION, HISTORY AND SETTING

With its prime location on Weston Road in King Township, picturesque setting, rich history, and extensive building footprint, "Farm On A Hill" will continue to be recognized as a premier country property just north of Toronto.

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