

Property Client Full

246 E GREY Street E Unit #Unit 20, Saugeen Shores, Ontario N0H 2L0

Listing

246 E GREY St E #Unit 20 Saugeen Shores

Active / Residential Condo & Other / Condo Townhouse

MLS®#: X13758444

List Price: \$599,000

New Listing



Bruce/Saugeen Shores/Saugeen Shores

Tax Amt/Yr:	\$3,591.00/2025	Transaction:	Sale
SPIS:	No	DOM	11
Legal Level:	1	Legal Unit:	17

Style:	1 Storey/Apt	Rooms Rooms+:	7+0
Fractional Ownership:		BR BR+:	2(2+0)
Assignment:		Baths (F+H):	2 (+0)
Corp #:	35	SF Range:	1200-1399
Reg Office:	Bruce	SF Source:	Measured
Locker:	None	Lot Acres:	

Dir/Cross St: Hwy 21 in Southamptn, turn north on McNabb To Peel. Turn East on Peel to Grey Street. Condominium is on the right off of Grey Street.

Prop Mgmt: E&H Property Management

PIN #: 338350017

Holdover: 60

Possession: Flexible

Bldg Name: BruceStandard Condominium

ARN #: 411048000100136

Possession Date: 2026-10-01

Contact After Exp: No

Survey Year/Type: None

Kitchens:	1 (1+0)	Pets Allowed:	Yes-with Restrictions	Balcony:	None
Fam Rm:	No	Maintenance:	\$321.87	Laundry Acc:	Laundry Closet
Basement:	/None	A/C:	Yes/Wall Unit	Laundry Lev:	Main
Fireplace/Stv:	Yes	Central Vac:	No	Exterior:	Stone
Interior Feat:	Auto Garage Door Remote, Carpet Free Heat Pump, Radiant	Included:	Parking, Common Elements	Gar/Gar Spcs:	Attached Garage/1.0
Heat:	Heat Pump, Radiant			Park Type:	Owned
Heat Source:	Grnd Srce			Drive Pk Spcs:	2.00
Apx Age:	6-10			Tot Pk Spcs:	2.00
Sqft Source:	Measured				
Exposure:	E				
Special Design:	Accessibility				
Property Feat:					
Phys Hdcp-Eqp:	Yes				
Waterfront Y/N:	No	Waterfront:		Island YN:	
Water Struct:		Easements/Restr:			
Under Contract:		Dev Charges Paid:		HST App To SP:	Included In

Remarks/Directions

Client Rmks: Welcome to Granville Estates, where comfortable, low-maintenance living meets thoughtful design and everyday convenience. This beautifully maintained two-bedroom, two-bathroom condo offers approximately 1,093 square feet of interior living space, with approximately 1,373 square feet in total, including the attached garage and utility room. Inside, radiant in-floor heating creates a warm and inviting atmosphere, while an energy-efficient heat pump provides cooling during the warmer months. Hot water on demand adds another layer of comfort and convenience. The home's layout is practical and welcoming, with plenty of space to relax, entertain and enjoy a simplified lifestyle. Outside, a private rear terrace overlooks green space, offering a peaceful spot to enjoy the surroundings. The attached one-car garage provides secure parking and additional storage. With its attractive curb appeal, well-kept interiors and desirable Southamptn location, this home offers an easy transition into condo living without sacrificing comfort, outdoor space or the conveniences of a garage.

Inclusions: Fridge, Stove, Dishwasher, Washer, Dryer, Hot Water On Demand, Microwave

Listing Contracted With: eXp Realty 866-530-7737

Prepared By: JENNIFER LAMONT, REALTOR Salesperson

Date Prepared: 09/20/2026

Rooms

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Room	Level	Dimensions (Metric)	Dimensions (Imperial)	Bathroom Pieces	Features
Mudroom	Main	3.48 M X 1.68 M	11.42 Ft x 5.51 Ft		
Bedroom	Main	3.69 M X 3.32 M	12.11 Ft x 10.89 Ft		
Primary Bedroom	Main	3.69 M X 3.69 M	12.11 Ft x 12.11 Ft		
Kitchen	Main	3.78 M X 3.48 M	12.40 Ft x 11.42 Ft		
Living Room	Main	7.57 M X 4.66 M	24.84 Ft x 15.29 Ft		
Bathroom	Ground			3	
Bathroom	Ground			3	
Bathroom	Ground			4	

Photos

