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Chestnut Park Real Estate Limited, Brokerage

110 Medora Street

Port Carling, ON

P0B 1J0

1188 Port Cunnington Rd in Muskoka, Dwight , ON, P1H 1A0, Canada



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Property Value	\$588,900
Type	House
Style	Cottage, House, winterized
Basement	Yes
Parking	4 cars
Year Built	1972
Living Area	1,471 sq.ft.
Lot Frontage	224 ft
Lot Size Area	0.99 acres
Bedrooms	3
Bathrooms	2 full

## Description

What an opportunity to have access to glorious Lake of Bays. Brick bungalow with main floor master and ensuite. Recently renovated with upgraded insulation. Large open concept kitchen & dining area facing south and has views of the lake. Kitchen has builtin appliances, glass back splash and views of the lake. Living room has a large newer window with views of the lake. Walk out on to the fabulous newer deck overlooking Lake of Bays the perfect place to entertain. 3 bedrooms and 2 bathrooms. 2 storage sheds (as is) located to the left of the house. The lot is level and then a gentle slope to the road. Walk across Port Cunnington to Lake of Bays where there is 224 ft of south facing waterfront, sandy hard packed bottom and long wide views. So much privacy, ravine, bluff on one side 200' of privacy on other side. Have water access to the second largest lake in Muskoka without the high taxes. Owners are in the process of obtaining a permit to build a dock with a License of Occupation. see documents.



