

# \$2,829,000 - 40 Island 810, Georgian Bay (baxter)

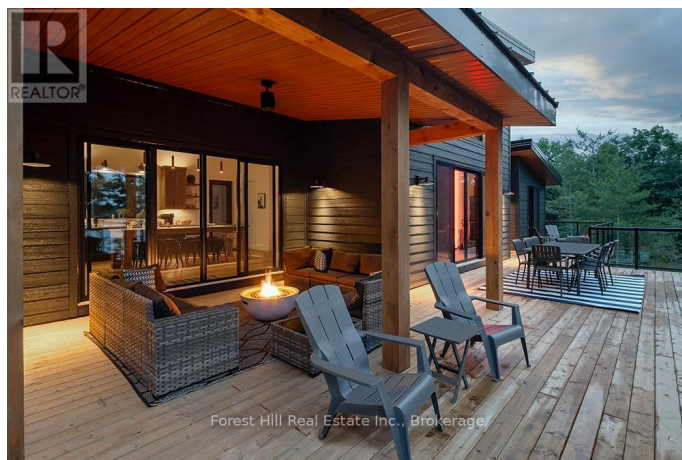
MLS® #X12131584

**\$2,829,000**

4 Bedroom, 3.00 Bathroom,  
Single Family on 0.00 Acres

Baxter, Georgian Bay (baxter), Ontario

Situated on Royal Island, This 17.75 acre Island was once home to the bustling Royal Hotel. Known for its second storey Veranda, this hotel attracted guests locally and from around the world with its gorgeous views and accessible yet private location. The hotel would welcome the local steam ships from Georgian Bay, offering solid ground for adventuresome travellers to catch up on a peaceful nights rest and local cuisine. Now, The island has been broken into 7 separate lots which have recently been developed into beautiful new lake homes, each home complementing the other. Driftaway lakehouse is one of these homes. Arguably one of the best lots on the Island, the property faces West into the year round sunset, yet is protected by island dotted views from the prevailing winds. Although an Island, access to Driftaway Lakehouse is done with ease. A very short boat ride from a local Marina, brings you to a large dock, and gravel golf cart path, making weekend logistics as simple as possible. The land itself slopes upwards toward the cottage allowing for expansive views from the elevated deck spanning the entire length of the home and offering a sunken hot tub, dining area, covered porch lounge and access to the interior at six different points. The landscaping has been kept simple yet pleasing to keep maintenance to a minimum. Access to the crawlspace storage from the waterside and attached garage allow for easy winterizing and



summerizing. Inside, this thoughtfully designed home offers views and natural light from each and every room. Separate bedroom wings allow for privacy and comfort, while the common space is large, welcoming, and connected to the outdoor space seamlessly. All finishes and infrastructure have been chosen and used with no regard for costs. Quality and craftsmanship were paramount in the execution of the structure. Rest assured your island property is safe, sound, and secure until the next time you're back to watch the sunset. (id:6289)

**Essential Information**

Listing #	X12131584
Price	\$2,829,000
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

**Community Information**

Address	40 Island 810
Subdivision	Baxter
City	Georgian Bay (baxter)
Province	Ontario
Postal Code	P0E1E0

**Amenities**

Amenities	Fireplace(s)
Utilities	Electricity, Sewer
Features	Wooded area, Irregular lot size, Sloping, Carpet Free
Parking Spaces	3
Parking	Attached Garage, Garage
# of Garages	2
View	View of water, Direct Water View

Is Waterfront	Yes
Waterfront	Island

### Interior

Appliances	Hot Tub, Water Heater
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	3
# of Stories	1

### Exterior

Exterior	Wood
Lot Description	446 x 500 FT 2 - 4.99 acres
Foundation	Concrete, Insulated Concrete Forms

### Listing Details

Listing Office	Forest Hill Real Estate Inc.
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