

\$1,999,900 - 164a Deans Island Road, Rideau Lakes

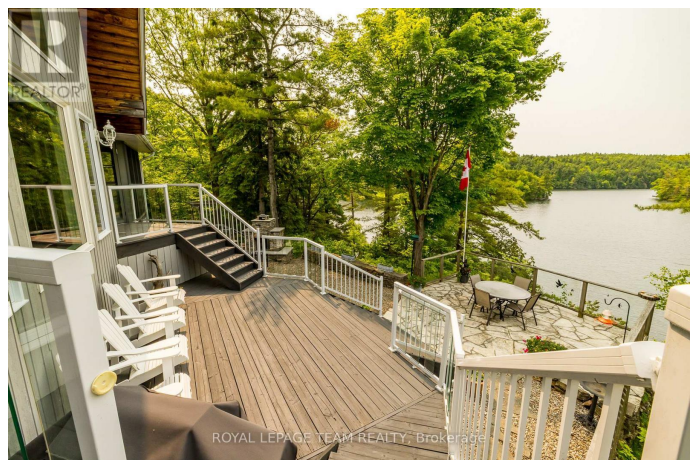
MLS® #X12201991

\$1,999,900

4 Bedroom, 4.00 Bathroom,
Single Family on 0.00 Acres

817 - Rideau Lakes (South Crosby) Twp,
Rideau Lakes, Ontario

This exceptional 4-bedroom, 3.5-bath home offers over 2,900 sq ft of thoughtfully designed living space that blends luxury, comfort, and the beauty of nature. Set on 14.6 tranquil acres, this retreat features a 2-car attached garage as well as a second 2-car detached garage with a beautifully finished 1-bedroom, 1-bath guest suite (approx. 1,000 sq ft) above ideal for visitors, extended family, or a home studio. Inside, radiant heated floors in the Great Room, principal ensuite and dressing rooms, main bathroom, and front and back hallways keep things cozy through the colder months. A gas fireplace anchors the Great Room, while a wood stove in the TV/sunroom creates a magical winter experience as you watch snow fall gently outside. Whether you're enjoying your morning coffee with panoramic views of the lake and Rock Dunder in the Great Room, or watching loons, osprey, bald eagles, and otters from the screened-in porch, the connection to nature here is unmatched. Outdoors, relax by the professionally landscaped gardens featuring dry stone walls, a stone fireplace, rock gardens, and a charming moon gate leading to the herb garden. A deep-water dock is perfect for diving, paddling, or setting off on your boat to explore the main channel of the Rideau Waterway; though Morton Bay itself remains calm and is one of the top bass fishing spots in the region. Sunsets here are breathtaking year-round, with a favorite view being the



winter sun setting over the west-facing pond. And though you're immersed in peace and quiet, just the sounds of birdsong and wind through the trees; youre only 3 minutes from Highway 15 and under an hour from Kingston, Perth, and Smiths Falls. Whether you're seeking a full-time residence or an inspiring seasonal getaway, this lakeside haven offers the perfect balance of seclusion, comfort, and natural beauty. (id:6289)

Essential Information

Listing #	X12201991
Price	\$1,999,900
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	164a Deans Island Road
Subdivision	817 - Rideau Lakes (South Crosby) Twp
City	Rideau Lakes
Province	Ontario
Postal Code	K0G1E0

Amenities

Amenities	Fireplace(s)
Utilities	Electricity
Parking Spaces	12
Parking	Attached Garage, Garage
# of Garages	2
View	Lake view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Garage door opener remote(s), Water Heater - Tankless, Water softener, Water Treatment, Cooktop, Dishwasher, Dryer, Garage door opener, Hood Fan, Water Heater, Microwave, Oven, Washer, Window Coverings, Refrigerator
Heating	Propane Radiant heat
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	3
# of Stories	1

Exterior

Exterior	Wood
Exterior Features	Landscaped
Lot Description	500 x 1000 M
Foundation	Block

Listing Details

Listing Office	ROYAL LEPAGE TEAM REALTY
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