

\$2,995,000 - 1319 Wolf Circle, Algonquin Highlands (sherborne)

MLS® #X12205261

\$2,995,000

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Sherborne, Algonquin Highlands (sherborne),
Ontario

The discerning buyer will appreciate all this 4-season waterfront home or vacation property has to offer. Ideally located on a sheltered bay on Kawagama Lake with a southerly view across to Crown land and private parkland to the rear. Kawagama Lake is the largest lake in Haliburton and has access to 2 other lakes. It is noted for excellent water quality and lower cottage density. Crown land abounds in the area so all forms of recreation are easy to access. The fully renovated waterfront home is loaded with designer details and high end finishes. One level design with just two steps up to the guest bedroom area. White oak floors blend beautifully with the neutral colour palette throughout. An important mandate when renovating this home was that it be able to accommodate large groups of family and friends. The finished design reflects the successful execution of that mandate. Multiple entertaining areas include a family room, formal living and dining rooms, and a kitchen that just invites you to join the chef. It is the core of the home. Open to the family room with a 5x10 ft. island as well as a separate breakfast area, it is the ideal entertaining space. No expense was spared in equipping and finishing this space. A wood burning stone fireplace graces the living room while a Valor gas fireplace in the family room adds to the warm atmosphere. The primary suite is a



private oasis with ensuite and year round sunroom. A double sided Valor fireplace offers cozy warmth to both areas of the suite. The oversized detached garage is filled with custom features for serious toy collectors plus a dedicated home office and an additional guest bedroom. Lakeside theres a solid steel pile dock with post and beam boat port. The dock is finished with treated ash decking. Beautiful granite stairs and paths wind through the property. Top notch mechanical systems are supported by an oversized automatic backup generator. Only 15 minutes from Dorset with easy year round access. (id:6289)

Essential Information

Listing #	X12205261
Price	\$2,995,000
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1319 Wolf Circle
Subdivision	Sherborne
City	Algonquin Highlands (sherborne)
Province	Ontario
Postal Code	P0A1E0

Amenities

Amenities	Park, Fireplace(s)
Features	Wooded area, Irregular lot size, Carpet Free
Parking Spaces	10
Parking	Detached Garage, Garage
# of Garages	2
View	Direct Water View

Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Garage door opener remote(s), Water Heater, All, Freezer
Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	3
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Wood
Lot Description	151 x 194 FT 1/2 - 1.99 acres
Foundation	Block

Listing Details

Listing Office	Royal LePage Lakes Of Muskoka Realty
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