

\$2,650,000 - 1 Gb466 Island Aka Tower Island, The Archipelago (archipelago South)

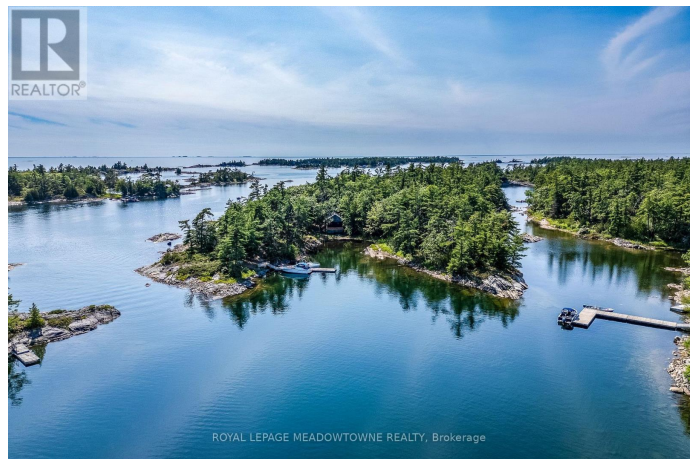
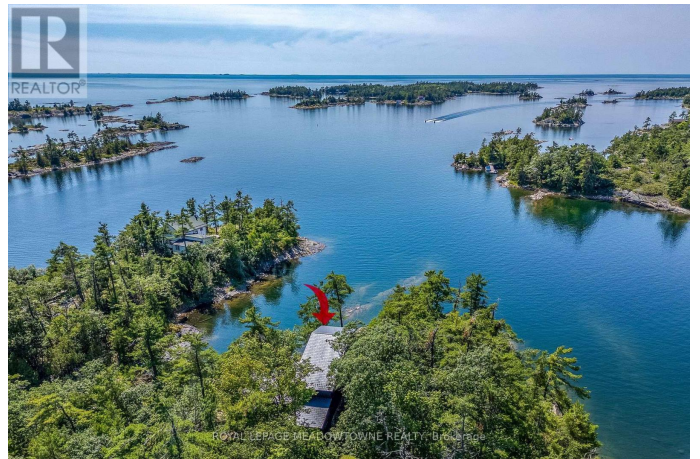
MLS® #X12273540

\$2,650,000

3 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Archipelago South, The Archipelago
(archipelago South), Ontario

Set on a private 5-acre island, this west-facing property offers sweeping views of Georgian Bay, mature forests, and majestic granite outcroppings- an idyllic setting for family gatherings, summer escapes, or elegant entertaining. Approached via a picturesque boardwalk winding through rugged rock and towering pines, the main house sits elevated beneath a canopy of oak and pine trees. Enjoy breathtaking sunsets from an expansive west-facing deck that feels suspended between sky and water. Exquisitely designed interiors using the finest materials and finishes integrates a refined sensibility with the comfort of cottage life. This is Muskoka quality and style in a classic Georgian Bay setting! Fully renovated in 2024-25 the 2328 sq.ft.cottage features a spacious dining room with a gas fireplace, and an open concept west-facing living room and vaulted TV room- offering stunning views of the bay and ideal spaces for family gatherings or intimate moments. The Chefs Kitchen anchored by an impressive 8-ft island and complemented by a sleek bar area is ideal for both culinary creativity and entertaining. The two upper-level bedrooms provide comfortable sleeping quarters, while the main primary bedroom offers privacy, space and quiet serenity. A cozy lounge/office & 2-pc bath completes the upper floor, offering additional flexibility for your needs. A large 4



pc bath and laundry are adjacent to the master on the main floor. Further enhancements include: - A large backyard with views extending deep into the forest, complemented by perennial gardens and an area for recreation - a 840 sq ft waterside recreation building with vaulted ceilings and a huge screened-in porch -A well-equipped fitness shed - A private beach and fire pit with day dock - A protected deep-water dock for larger boats - A scenic waterfront walking trail linking the five buildings on the island. Only 8-10 min by boat from local marina via protected channel, easy even for a timid boater. (id:6289)

Essential Information

Listing #	X12273540
Price	\$2,650,000
Bedrooms	3
Bathrooms	2.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1 Gb466 Island Aka Tower Island
Subdivision	Archipelago South
City	The Archipelago (archipelago South)
Province	Ontario
Postal Code	P2A1T2

Amenities

Amenities	Beach, Marina
Parking	No Garage
View	View, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Oven - Built-In, Water Heater, Water purifier, Water Treatment, All, Furniture
Heating	Electric Heat Pump, Not known
Cooling	Ventilation system
Fireplace	Yes
# of Stories	2

Exterior

Lot Description	2693.6 x 5.1 FT ; Acres
Foundation	Block

Listing Details

Listing Office ROYAL LEPAGE MEADOWTOWNE REALTY



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on November 4th, 2025 at 9:31pm EST