

\$749,000 - 1010 Nest Lane, Lake Of Bays (ridout)

MLS® #X12289506

\$749,000

2 Bedroom, 1.00 Bathroom,
Single Family on 0.00 Acres

Ridout, Lake Of Bays (ridout), Ontario

If you've been looking for a unique and special property on a quiet, tranquil, spring-fed lake in Muskoka, then this is The One! This is your opportunity to enjoy nature and privacy with 167 feet of shoreline frontage together with a mature forested 2.4 acre lot that backs onto AND is situated beside CROWN LAND, that stretches down the lake a long distance, amounting to approx. 90% (+/-) of the entire lake shoreline (i.e. only 12 cottages on the lake). The lake is approximately 1.5 kilometers long and 100 ft deep in places, is stocked with Splake and doesn't fluctuate more than one foot on average! Hike on a trail around the lake on the crown property! Pride of ownership shines, as the property has been owned and well-maintained. This 3-season cottage offers an open concept kitchen and living room area with a wood burning fireplace/stove with calming tranquil views of the lake. It's the perfect gathering place for friends and loved ones to create memories with. There are 2-bedrooms, enclosed sunroom and updated 4-pc bathroom. The bunk house, up on the hill, is secluded in the woods and is an optimum retreat for overflow of guests, or a child's dream playhouse! Breathtaking views of Grindstone Lake await your senses at the end of the dock, outside stone patio or firepit. Enjoy a hard-packed sand beach to wade into the beautiful refreshing water for swimming, or jump into deep water off the end of the dock. Located close to a vast network of trails for hiking, ATVing, snowmobiling, mountain biking



and snowshoeing. The charming town of Dorset is only a few minutes away. Only 2 1/2 hrs from the GTA! Start your cottage dreams here among the calls of the loon and owl under dark, star-lit skies at night or sunny blue skies in the day! (id:6289)

Essential Information

Listing #	X12289506
Price	\$749,000
Bedrooms	2
Bathrooms	1.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1010 Nest Lane
Subdivision	Ridout
City	Lake Of Bays (ridout)
Province	Ontario
Postal Code	P0A1E0

Amenities

Utilities	Electricity
Features	Wooded area, Rocky, Hilly
Parking Spaces	6
Parking	No Garage
View	Direct Water View, Unobstructed Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Water Heater
Heating	Wood Other
Fireplace	Yes
# of Fireplaces	1

of Stories 1

Exterior

Exterior Vinyl siding
Lot Description 167 x 300 FT|2 - 4.99 acres
Foundation Block, Wood/Piers

Listing Details

Listing Office Forest Hill Real Estate Inc.



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Listing information last updated on October 12th, 2025 at 8:16am EDT