

\$599,900 - 36 Crescent Drive, Brudenell, Lyndoch And Raglan

MLS® #X12321691

\$599,900

4 Bedroom, 2.00 Bathroom,
Single Family on 150.00 Acres

572 - Brudenell/Lyndoch/Raglan, Brudenell,
Lyndoch And Raglan, Ontario

Welcome to your dream waterfront retreat on the beautiful Madawaska River in Palmer Rapids! This spacious 4 bedroom, 2 bathroom home sits on a picturesque 1-acre lot with 150 ft of private waterfront - perfect for swimming, boating, and year-round fun. The property offers tons of outdoor space for kids and gatherings, a detached 1-car garage/workshop, plus an additional large storage shed. Enjoy breathtaking river views from the expansive deck or unwind in the 3-season sunroom. Inside, natural light floods the main level through large windows and stylish skylights, enhanced by new vinyl flooring. The oak kitchen offers ample cupboard and counter space, flowing into a formal dining area with a sparkling crystal chandelier. A cozy living room, updated 3-piece bath, and generous primary bedroom round out the main floor. Upstairs, you'll find three bright and roomy bedrooms along with a full 4-piece bathroom. The lower level features a rec room, utility/workshop space, and plenty of storage. Palmer Rapids offers small-town charm, and you're just a short drive to Barry's Bay, Bancroft, and Combermere for groceries, shops, and other amenities. Whether you're a large family looking for space or a nature lover craving a private riverside escape, this home checks all the boxes. Come experience life on the Madawaska - where peace, space, and



Essential Information

Listing #	X12321691
Price	\$599,900
Bedrooms	4
Bathrooms	2.00
Acres	150.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	36 Crescent Drive
Subdivision	572 - Brudenell/Lyndoch/Raglan
City	Brudenell, Lyndoch And Raglan
Province	Ontario
Postal Code	K0J2E0

Amenities

Utilities	Cable, Electricity
Features	Wooded area, Flat site, Level, Sump Pump
Parking Spaces	8
Parking	Detached Garage, Garage
# of Garages	2
View	River view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Central Vacuum, Garage door opener remote(s), Water softener, Dishwasher, Dryer, Microwave, Stove, Washer, Refrigerator
Heating	Other Forced air
Cooling	Central air conditioning
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Vinyl siding
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Exterior Features	Landscaped
Foundation	Block

Listing Details

Listing Office ROYAL LEPAGE EDMONDS & ASSOCIATES



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