

\$769,900 - 1059 Tiffany Lane, Minden Hills (lutterworth)

MLS® #X12346490

\$769,900

3 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Lutterworth, Minden Hills (lutterworth), Ontario

Welcome to 1059 Tiffany Lane a riverside retreat in the heart of the Haliburton Highlands. Nestled along the tranquil banks of the Gull River, this is a rare gem that blends modern comfort with the timeless appeal of cottage country living. This 3-bed, 2-bath home offers a harmonious balance of contemporary design & natural beauty; an ideal sanctuary for year-round living or a luxurious weekend escape. With approximately 1,100 square feet of thoughtfully designed space, the home features an open-concept layout that maximizes natural light & frames stunning views of the riverfront. The great room boasts soaring 20-foot ceilings, creating an airy & inviting space to gather & unwind, while the WETT-certified wood stove adds warmth and rustic charm. The upper-level primary suite serves as a private retreat, complete with a 4-piece ensuite, in-suite laundry, & windows overlooking the river. Downstairs, a 5-foot poured concrete insulated basement offers ample storage. Outside, an armour stone shoreline adds both function & visual appeal, providing a solid and picturesque riverfront. A private dock invites peaceful mornings and spontaneous paddle adventures down the Gull River. The screened in sunroom is ideal for relaxing summer evenings & the firepit offers a perfect gathering space under the stars. The home features an artesian well & sits on a quiet private road, just minutes to the town of Minden. The detached 18 x 24 ft garage



provides excellent storage, while the generous driveway allows parking for all your guests. The Gull River is celebrated for its crystal-clear waters & gentle currents, perfect for kayaking, canoeing, or floating peacefully downstream. With direct access to Gull Lake, your boating & fishing options expand into one of Ontario's most beloved lake systems. 1059 Tiffany Lane is more than a home, its an invitation to slow down, reconnect and fully embrace the cottage lifestyle. The water is waiting! (id:6289)

Essential Information

Listing #	X12346490
Price	\$769,900
Bedrooms	3
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1059 Tiffany Lane
Subdivision	Lutterworth
City	Minden Hills (lutterworth)
Province	Ontario
Postal Code	K0M2K0

Amenities

Amenities	Beach, Golf Nearby, Schools, Fireplace(s)
Utilities	Electricity
Features	Irregular lot size, Level, Gazebo
Parking Spaces	4
Parking	Detached Garage, Garage
# of Garages	2
View	River view, Direct Water View
Is Waterfront	Yes

Waterfront

Waterfront

Interior

Appliances	Water Heater, Dishwasher, Dryer, Microwave, Stove, Washer, Refrigerator
Heating	Propane Forced air
Cooling	None
Fireplace	Yes
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped
Lot Description	170 x 110 FT under 1/2 acre
Foundation	Block

Listing Details

Listing Office RE/MAX Professionals North



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