

\$999,000 - 754 Forest Park Road, Laurentian Valley

MLS® #X12347444

\$999,000

7 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

531 - Laurentian Valley, Laurentian Valley,
Ontario

This is your chance to own a charming and peaceful 3-season waterfront retreat nestled along the beautiful shores of the Ottawa River. This unique property features three standalone cottages sharing 132 feet of private sandy beach, offering an ideal mix of personal enjoyment and rental income potential. Cottage 1 is the spacious owner's cottage, designed for comfort and relaxation. It features an open-concept layout with bright living, dining, and kitchen areas, three bedrooms, and a four-piece bathroom with a free-standing tub. The enclosed backyard provides privacy and a safe space for children or pets. Sleeping up to ten people, it's perfect for hosting family or enjoying your own escape. Cottages 2 and 3 are fully furnished, rental-ready units. Each has an open-concept design with two bedrooms and a three-piece bathroom with shower, toilet, and sink. Cottage 2 sleeps up to six guests, while Cottage 3 accommodates up to eight. Both are equipped with full kitchens, air conditioning, WiFi, BBQs, firepits, and outdoor seating areas for a comfortable guest experience. The property includes shared amenities such as a seasonal dock, outdoor showers, and flush toilets. Surrounded by mature trees and natural beauty, the retreat offers a serene setting with hiking trails just across the street and at the end of the road. Guests and owners will also enjoy proximity to a local store, wine and beer tours, golf, and parks. This family-friendly, non-smoking



property offers comfort and versatility, with strong potential to upgrade the cottages for four-season use, expanding personal enjoyment and rental opportunities. Whether you're seeking a peaceful family getaway, a flexible multi-unit rental, or a future year-round residence, this rare island retreat offers outstanding potential. Live in the owner's cottage while generating income from the other two, or convert all three into income-producing units - the choice is yours!
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Essential Information

Listing #	X12347444
Price	\$999,000
Bedrooms	7
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	754 Forest Park Road
Subdivision	531 - Laurentian Valley
City	Laurentian Valley
Province	Ontario
Postal Code	K8A6W2

Amenities

Amenities	Beach, Park, Golf Nearby, Fireplace(s)
Features	Cul-de-sac, Irregular lot size, Lane, Level, Carpet Free, Guest Suite, Sump Pump
Parking Spaces	12
Parking	No Garage
View	River view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Oven - Built-In, Range, Water Heater, Cooktop, Microwave, Oven, Stove, Water Heater - Tankless, Refrigerator
Heating	Electric Heat Pump, Not known
Cooling	Wall unit
Fireplace	Yes
# of Fireplaces	2
# of Stories	1

Exterior

Exterior	Vinyl siding
Lot Description	225 x 133 FT

Listing Details

Listing Office	RE/MAX HALLMARK REALTY GROUP
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