

\$1,645,000 - 1111 Maplehurst Drive, Lake Of Bays (franklin)

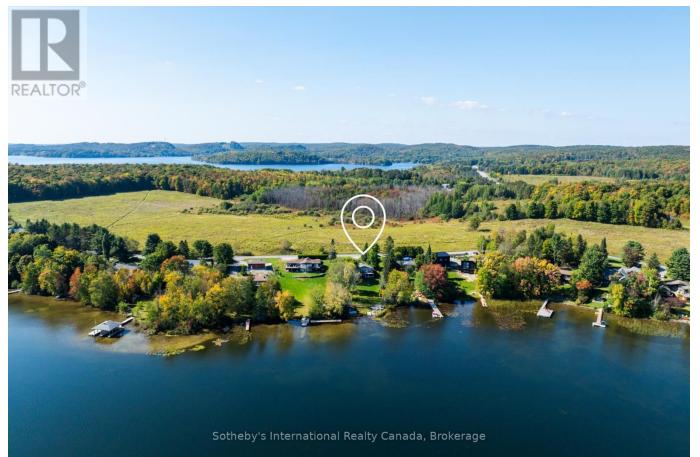
MLS® #X12357447

\$1,645,000

3 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Franklin, Lake Of Bays (franklin), Ontario

Welcome to 1111 Maplehurst Dr., a stunning, fully renovated cottage on Peninsula Lake with year-round access. This turnkey property is a nature lovers dream, offering an escape that feels both serene and convenient. With 120 feet of private, south-facing waterfront, you can start your day with a peaceful dip from the gentle entry and spend your afternoons on the dock, which comes equipped with a hydraulic boat lift. Boating enthusiasts will love the direct access to over 40 miles of shoreline on the Huntsville chain of lakes. The flat, grassy lawn is a great space for family games, while the spacious deck, featuring a retractable awning, is ideal for relaxing with a drink and enjoying the views. As the sun sets, the beautiful fire pit by the water provides the perfect backdrop for memorable evenings. Also, the property is surrounded by protected land that attracts a variety of wildlife and bird species. Inside, the three-bedroom cottage is thoughtfully designed. The main level is great for kids, with a double-bunk room, a sitting area, and a screened porch. Upstairs, you'll find two additional bedrooms, an open-concept kitchen, living, and dining area, ideal for family gatherings and entertaining. For your peace of mind, the cottage is equipped with an automatic generator, so you never have to worry about power interruptions. When you want to explore, you're only a 10-minute drive from the town of Huntsville and the village of



Dwight, where you'll find everything from a local bakery and pharmacy to a butcher shop and grocery store. This exceptional, year-round property offers a true escape surrounded by protected land and abundant wildlife. Special features include generator, security cameras, retractable awing, water treatment, fully furnished with some being custom. (id:6289)

Essential Information

Listing #	X12357447
Price	\$1,645,000
Bedrooms	3
Bathrooms	2.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1111 Maplehurst Drive
Subdivision	Franklin
City	Lake Of Bays (franklin)
Province	Ontario
Postal Code	P1H2J6

Amenities

Amenities	Golf Nearby, Hospital, Place of Worship, Fireplace(s)
Utilities	Electricity
Features	Irregular lot size, Rolling, Guest Suite
Parking Spaces	4
Parking	No Garage
View	Lake view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Dishwasher, Dryer, Furniture, Hood Fan, Stove, Washer, Window Coverings, Refrigerator
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Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped
Lot Description	120 x 204 FT 1/2 - 1.99 acres
Foundation	Concrete

Listing Details

Listing Office Sotheby's International Realty Canada



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