

\$1,445,000 - 269 Sunset Drive, Drummond/north Elmsley

MLS® #X12362355

\$1,445,000

4 Bedroom, 3.00 Bathroom,
Single Family on 100.00 Acres

908 - Drummond N Elmsley (Drummond) Twp,
Drummond/north Elmsley, Ontario

Otty Lake is just one of the standout features of this rare opportunity to own approx. 240 acres of stunning, diverse landscape in Eastern Ontario. With around 80 feet of clear shoreline and a landscaped waterfront with stone steps, the lakefront is perfect for swimming, boating, fishing, and peaceful sunsets. The land features open meadows, mature mixed forest, and serene wetlands, with an extensive network of established trails winding throughout ideal for hiking, horseback riding, ATVing, or year-round recreational use. Wildlife is abundant and thriving, making this property a dream for hunters and outdoor enthusiasts. Large populations of deer and other native species offer excellent hunting opportunities across the seasons. Whether you're setting up blinds in the woods or simply observing nature, the property provides a rich and immersive outdoor experience. With over 1.4 km of frontage on Elm Grove Road and multiple gated access points, the property offers privacy, convenience, and flexibility. The fully renovated 3+1 bedroom raised bungalow (2020/2022) features granite counters, a large centre island, and a timber-frame screened porch (2023) overlooking the landscape. The living room provides tranquil lake views, while the main floor includes 3 bedrooms, a full bath, and a 2-pc off the mudroom with interior access to a double garage. The lower level



offers a 4th bedroom, family room, storage/game room, 2-pc bath/laundry, large utility room, and walk-up access. A large barn with drive shed and finished upper loft with cathedral ceilings, roughed-in kitchen, and heat adds incredible potential for events, workshops, or gatherings. With income potential, excellent hunting and fishing, and space to build your dream rural lifestyle, this exceptional property must be seen to be appreciated. Asphalt roof (2024); vinyl siding (2025). (id:6289)

Essential Information

Listing #	X12362355
Price	\$1,445,000
Bedrooms	4
Bathrooms	3.00
Half Baths	2
Acres	100.00
Type	Single Family
Style	Raised bungalow

Community Information

Address	269 Sunset Drive
Subdivision	908 - Drummond N Elmsley (Drummond) Twp
City	Drummond/north Elmsley
Province	Ontario
Postal Code	K7H3C7

Amenities

Utilities	Electricity
Features	Wooded area, Irregular lot size, Rolling, Partially cleared, Open space, Carpet Free, Country residential
Parking Spaces	20
Parking	Attached Garage, Garage, Inside Entry
# of Garages	2
View	View of water, Direct Water View
Is Waterfront	Yes

Waterfront

Waterfront

Interior

Appliances	Garage door opener remote(s), Water Heater, Dryer, Microwave, Stove, Refrigerator
Heating	Other Forced air
Cooling	Central air conditioning, Ventilation system
# of Stories	1
Has Basement	Yes
Basement	Separate entrance

Exterior

Exterior	Brick, Vinyl siding
Exterior Features	Landscaped
Foundation	Block

Listing Details

Listing Office COLDWELL BANKER SETTLEMENT REALTY



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