

\$2,450,000 - 2300 County Road 32, Leeds And The Thousand Islands

MLS® #X12364321

\$2,450,000

7 Bedroom, 6.00 Bathroom,
Single Family on 0.00 Acres

824 - Rear of Leeds - Lansdowne Twp, Leeds
And The Thousand Islands, Ontario

Million-Dollar Views, Endless Potential 22.5 Acres on South Lake. An extraordinary opportunity awaits with this sprawling waterfront estate, offering over 800 feet of west-facing shoreline on beautiful South Lake. Just 10 minutes from Gananoque, this unique property delivers unbeatable privacy, breathtaking sunsets, and the chance to create your dream retreat. The house features over 6000 sq ft of living space with 7 bedrooms, 6 bathrooms, private master suite, beautiful office and grand living room. Tucked away among a diverse landscape of hardwoods, softwoods, granite outcrops, and abundant wildlife, the setting is nothing short of magical. Follow the well-maintained stairs down to a charming rustic separately deeded cabin right at the waters edge - perfect for peaceful getaways or summer afternoons by the lake. Recent updates to the home include: new septic system, new furnace, new a/c, water softener, washer/dryer, gas stove, new blinds throughout, new flooring in all bedrooms and freshly painted inside and out. This is more than just a property, its a lifestyle, a sanctuary, and a once-in-a-generation chance to own a true piece of Canadian landscape. (id:6289)



Essential Information

Listing #	X12364321
Price	\$2,450,000
Bedrooms	7
Bathrooms	6.00
Half Baths	2
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	2300 County Road 32
Subdivision	824 - Rear of Leeds - Lansdowne Twp
City	Leeds And The Thousand Islands
Province	Ontario
Postal Code	K7G2V3

Amenities

Amenities	Fireplace(s)
Features	Irregular lot size, Lane, Carpet Free
Parking Spaces	11
Parking	Detached Garage, Garage
# of Garages	2
View	Lake view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Water Heater, Water softener, Water Treatment, Dryer, Stove, Washer, Refrigerator
Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Wood
Lot Description	800 x 1225 FT ; Lot Size Irregular 10 - 24.99 acres

Foundation

Block

Listing Details

Listing Office

RE/MAX RISE EXECUTIVES, BROKERAGE



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 30th, 2025 at 8:46pm EDT