

\$949,000 - 1219 Marathon Drive, Minden Hills (minden)

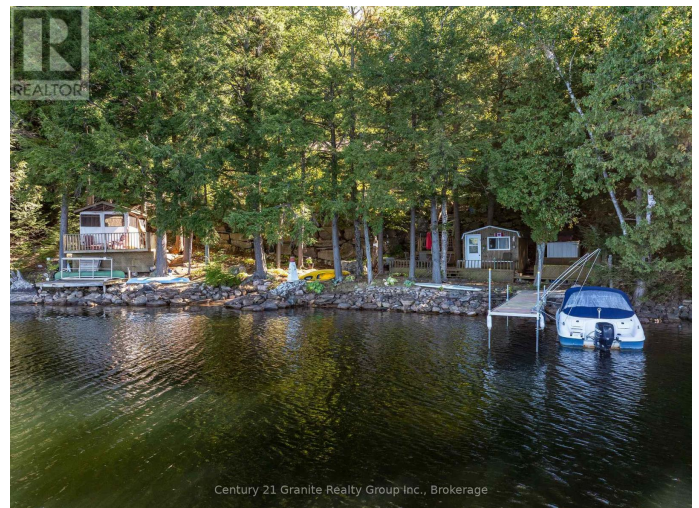
MLS® #X12425399

\$949,000

3 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Minden, Minden Hills (minden), Ontario

Escape to the shores of Canning Lake with this beautifully crafted 3-bedroom, 2-bathroom year-round home, perfectly positioned to capture breathtaking western exposure and stunning sunsets. Nestled on the highly sought-after 5-lake chain, you can boat to Bonnie View for waterside dining or cruise right into the Village of Haliburton. The home welcomes you into an open-concept kitchen, living, and dining area with vaulted ceilings, warm wood finishes, a propane fireplace, and expansive windows framing lake views. A walkout leads to the lakeside deck overlooking landscaped gardens, rock walls, and natural pathways that blend seamlessly with the surrounding scenery. The main level offers two bedrooms, including a spacious primary, and a 3-piece bathroom conveniently located between. The fully finished lower level provides additional living space with a large rec room, third bedroom, and 2-piece bathroom, ideal for family and guests. Built in 2013, the home features a propane fireplace, UV system, 200-amp service, and a generator for peace of mind. The exceptional outdoor space is designed for lakeside living. A charming Bunkie sits right at the water's edge, accompanied by a large sitting area, updated dock and firepit. A short pathway leads you to a screened-in lakeside room, perfect for enjoying lazy afternoons and unforgettable sunsets. Centrally located, just 10 minutes from Minden, 15 minutes from Haliburton, and only 2.5 hours from the GTA, this property



offers the perfect blend of comfort, natural beauty, and convenience. (id:6289)

Essential Information

Listing #	X12425399
Price	\$949,000
Bedrooms	3
Bathrooms	2.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1219 Marathon Drive
Subdivision	Minden
City	Minden Hills (minden)
Province	Ontario
Postal Code	K0M2K0

Amenities

Amenities	Fireplace(s)
Features	Wooded area, Gazebo
Parking Spaces	3
Parking	No Garage
View	Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Water Heater, Water Treatment
Heating	Propane Other
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Wood
Lot Description	98 x 376.1 Acre
Foundation	Poured Concrete

Listing Details

Listing Office Century 21 Granite Realty Group Inc.



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