

\$1,050,000 - 40 - 1052 Greensview Drive, Lake Of Bays (franklin)

MLS® #X12433913

\$1,050,000

3 Bedroom, 3.00 Bathroom,
Single Family

Franklin, Lake Of Bays (franklin), Ontario

Welcome to Northern Lights Muskoka, one of the community's most private lots with the highly sought-after Willow model. Offering over 2,000 sq. ft. of main-floor living, this bungalow features vaulted ceilings, expansive windows, and a stone fireplace anchoring the Great Room. Celebrated as one of the best layouts, the Willow avoids awkward overlaps found in other models and flows seamlessly throughout. The open-concept kitchen and dining extend into a bright Muskoka Room for year-round enjoyment. With 2 bedrooms plus a flexible den (easily used as a 3rd bedroom), the home is ideal for family, guests, or a private office, and the primary suite includes a walk-in closet and ensuite with double sinks, tiled shower, and toilet. This property also offers a double garage, main-floor laundry, basement rough-in plumbing for future expansion, a generator hook-up (Kohler ready), and the practicality of a drilled well and septic system. For investors, the property is currently licensed for Short-Term Rentals, making it Airbnb/VRBO ready. Residents enjoy over 900 acres of preserved forest with private trails and the lakeside Signature Club featuring an infinity-edge pool, sundeck, BBQ area, firepit, dock, and kayak launch. Nestled on a generous, wooded lot with natural Muskoka landscape, this Willow model combines comfort, privacy, and lifestyle just minutes from Dwight, Huntsville, Algonquin Park, and Lake



Essential Information

Listing #	X12433913
Price	\$1,050,000
Bedrooms	3
Bathrooms	3.00
Type	Single Family
Sub-Type	Condominium/Strata
Style	Bungalow

Community Information

Address	40 - 1052 Greensview Drive
Subdivision	Franklin
City	Lake Of Bays (franklin)
Province	Ontario
Postal Code	P1H0K1

Amenities

Amenities	Fireplace(s)
Features	Balcony, In suite Laundry
Parking Spaces	6
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Water softener, Dishwasher, Dryer, Oven, Range, Refrigerator
Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Foundation	Concrete

Listing Details

Listing Office

eXp Realty



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Listing information last updated on October 12th, 2025 at 2:46am EDT