

\$959,800 - 31 Blue Bay Lane, Kawartha Lakes (fenelon)

MLS® #X12441604

\$959,800

5 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

Fenelon, Kawartha Lakes (fenelon), Ontario

Introducing this stunning 2500 sq ft solid brick farm house, nestled on a picturesque 1.5 acre property with 34 feet of waterfront on the highly desirable Cameron Lake on the Trent Severn waterway. The charming residence offers a tranquil retreat with it's weed-free sandy wade in beach & private dock, providing the perfect setting to indulge in lakeside living. Step inside this fully renovated gem, where modern upgrades seamlessly blend with the farmhouse charm. The spacious interior boasts 5 bedrooms, 2 baths, providing ample space for family and guests. The newly updated eat-in kitchen is a culinary enthusiast's delight, featuring stainless steel appliances, stylish cabinetry & a functional layout that is both practical & aesthetically pleasing. The bathrooms have been tastefully upgraded, showcasing a clawfoot tub & separate shower, offering a luxurious escape. The highlight of the house is the expansive living, family room combo thats a true entertainers dream. With it's generous size, open concept and propane fireplace, this space creates a warm & inviting atmosphere for gatherings & memorable moments. Indulge in the multiple walk outs to several decks & a winterized wrap around porch that is drenched in natural sunlight with breathtaking views. The property also features a separate barn, which includes an oversized entertainment room where you can watch movies from the projector & screen, play video games or hang out by the custom raw edge wood bar, &



garage parking space. To top it of, the property welcomes you with custom iron gates that lead to the gardens & a well-maintained landscape, adding to the overall appeal & privacy of the property. This exceptional brick farm house offers a unique opportunity to embrace both the tranquility of lakeside living & the charm of a fully renovated farmhouse. Don't miss the chance to make this your dream home. Minutes from beautiful Fenelon Falls, shopping, restaurants, groceries & LCBO. Many updates see attachment.
(id:6289)

Essential Information

Listing #	X12441604
Price	\$959,800
Bedrooms	5
Bathrooms	2.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	31 Blue Bay Lane
Subdivision	Fenelon
City	Kawartha Lakes (fenelon)
Province	Ontario
Postal Code	K0M1N0

Amenities

Amenities	Beach, Ski area, Fireplace(s)
Utilities	Electricity, Telephone, Wireless
Features	Cul-de-sac, Wooded area, Irregular lot size, Waterway, Flat site, Lighting, Dry, Carpet Free
Parking Spaces	9
Parking	Garage, RV
# of Garages	1

View	Lake view, View of water, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Hot Tub, Dishwasher, Dryer, Furniture, Water Heater, Microwave, Stove, Washer, Window Coverings, Refrigerator
Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick, Vinyl siding
Exterior Features	Landscaped
Lot Description	111.5 x 287.1 FT ; Backing onto Hwy 35 approx. 445' 1/2 - 1.99 acres
Foundation	Concrete, Stone

Listing Details

Listing Office	ROYAL LEPAGE SIGNATURE REALTY
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