

\$1,049,900 - 4808 Leo Lake Road, Kingston (city North Of 401)

MLS® #X12446577

\$1,049,900

5 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

44 - City North of 401, Kingston (city North Of 401), Ontario

Stunning Waterfront Retreat on the UNESCO World Heritage Rideau Waterway! Welcome to your dream waterfront oasis! Nestled on the prestigious Rideau Waterway within Kingston city limits and provided with all the municipal services available to Kingston residents. This includes garbage and recycle pick up and a school bus route for the kids among others. This exceptional west-facing home offers panoramic views and breathtaking sunsets over your quiet bay of Cranberry lake. A rare find, this home also includes an ever coveted boathouse that would be next to impossible to have built today perfect for boating enthusiasts and lakeside living at its finest. The main residence blends charm and comfort, with inviting living spaces that embrace the natural beauty of the surroundings, with walls of glass to take in the views you have always been looking for but have yet to find. Enjoy seamless indoor-outdoor living with an expansive deck that wraps around the home with bonus a lakeside hot tub and a private waterfront ideal for swimming, kayaking, or simply soaking in the tranquil views. Additional features include a detached 2-car garage and a delightful guest bunkie ideal for visitors, extended family, or a private studio or office space. Meticulously maintained and well thought out with other features like a walk up basement, fire pit by



the water, a buried electrical service line to avoid the risk of power outages in the event of a storm, you can move right in and begin to enjoy the home worry free immediately. Whether you're looking for a year-round residence or a weekend escape, this one-of-a-kind property offers the perfect blend of luxury, privacy, and timeless natural beauty on one of Canada's most iconic waterways.

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Essential Information

Listing #	X12446577
Price	\$1,049,900
Bedrooms	5
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	4808 Leo Lake Road
Subdivision	44 - City North of 401
City	Kingston (city North Of 401)
Province	Ontario
Postal Code	K0H2N0

Amenities

Amenities	Fireplace(s), Separate Heating Controls
Utilities	Cable, Electricity, Wireless, Electricity Connected
Features	Wooded area, Irregular lot size, Rocky, Waterway, Lighting, Level, Guest Suite
Parking Spaces	10
Parking	Detached Garage, Garage, RV
# of Garages	2
View	View, Lake view, View of water, Direct Water View
Is Waterfront	Yes

Waterfront Waterfront

Interior

Appliances	Hot Tub, Water Treatment, Dryer, Stove, Washer, Window Coverings, Refrigerator
Heating	Electric Baseboard heaters
Cooling	Wall unit
Fireplace	Yes
# of Fireplaces	2
# of Stories	2
Has Basement	Yes
Basement	Walk-up

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped
Lot Description	608.4 x 112.3 FT ; Wide water frontage lot 1/2 - 1.99 acres
Foundation	Concrete

Listing Details

Listing Office ROYAL LEPAGE PROALLIANCE REALTY, BROKERAGE



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