

\$989,000 - 529 Sawmill Road, Douro-Dummer

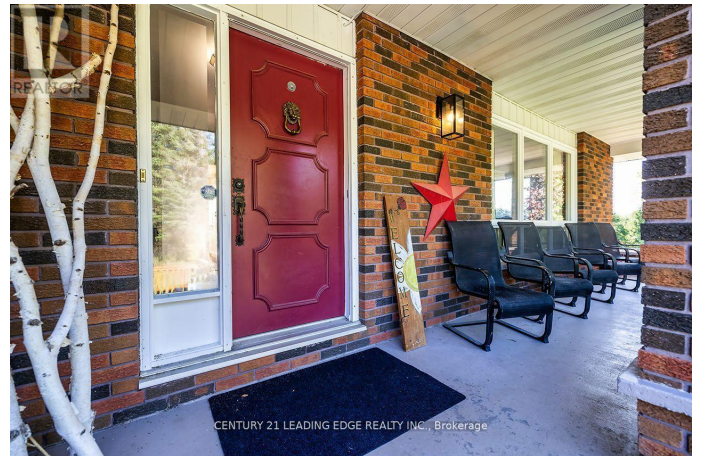
MLS® #X12449781

\$989,000

4 Bedroom, 3.00 Bathroom,
Single Family on 305.00 Acres

Douro-Dummer, Douro-Dummer, Ontario

Stunning Waterfront Retreat - A Rare Gem! Whether you are dreaming of creating a family compound or seeking a smart investment with multiple income generating units, this property delivers flexibility, privacy, and incredible potential! The main residence is a spacious 4 level sidesplit that offers the perfect blend of comfort, functionality, and waterfront luxury. Nestled on a picturesque lot, this property boasts breathtaking views and direct waterfront access - a true sanctuary for nature lovers and outdoor enthusiasts. Step inside to find a warm and inviting interior. Curl up by the fireplace for a relaxing evening with friends and family. The heart of the home boasts a bright, well appointed kitchen with multilevel spacious living areas that feature panoramic nature and river views. The two secondary structures offer solid foundations and great layouts ready for conversion into full living spaces. Ideal for In-law suites, guest houses, short term rentals or long term tenancies. Each building has it's own access and privacy, creating limitless layout possibilities. Enjoy the summer months in your private inground pool, or retreat to the bunkie along the waterfront, ideal for guests, a home office or a peaceful escape. Car lovers and hobbyists will appreciate the detached 3 car garage, including pit, with a living space! Plenty of room for all your toys and tools. Take solace knowing your pets are protected with Invisible Fencing around the perimeter of the property. Whether you are hosting summer



gatherings, paddling along the river, or simply soaking in the serenity, this property offers a rare combination of Privacy, Space, and stunning Natural Beauty! This is more than a home - it's a lifestyle. Don't miss out on your opportunity to own a piece of paradise! Just a 2 minute drive to Stoney Lake public launch.
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Essential Information

Listing #	X12449781
Price	\$989,000
Bedrooms	4
Bathrooms	3.00
Acres	305.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	529 Sawmill Road
Subdivision	Douro-Dummer
City	Douro-Dummer
Province	Ontario
Postal Code	K0L2H0

Amenities

Amenities	Fireplace(s)
Features	Irregular lot size
Parking Spaces	8
Parking	Attached Garage, Garage
# of Garages	2
View	Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront
Has Pool	Yes
Pool	Inground pool

Interior

Appliances	Central Vacuum, Dishwasher, Dryer, Stove, Washer, Window Coverings, Refrigerator
Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Aluminum siding, Brick
Foundation	Concrete

Listing Details

Listing Office CENTURY 21 LEADING EDGE REALTY INC.



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Listing information last updated on October 13th, 2025 at 10:01am EDT