

# **\$1,680,000 - 208 Lakeshore Drive, Kawartha Lakes (emily)**

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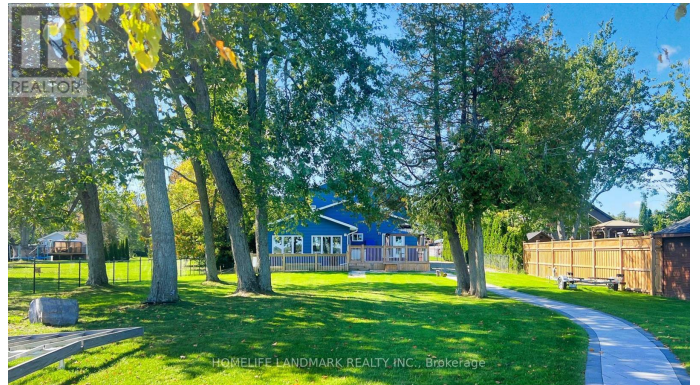
MLS® #X12450447

**\$1,680,000**

4 Bedroom, 3.00 Bathroom,  
Single Family on 0.00 Acres

Emily, Kawartha Lakes (emily), Ontario

Welcome to your dream waterfront home at 208 Lakeshore Dr, Kawartha Lakes. Located on Pigeon Lake in Bobcaygeon, this meticulously crafted gem is a testament to opulent living, featuring soaring ceilings and large open windows, creating an ambiance of grandeur and openness. About 1.5 hours from GTA, this home offers its own private sandy beach and dock, with direct access to the Trent-Severn waterway. Step into the exquisite open-concept layout on main floor with two master suites with ensuite bathrooms, large living room with fireplace, the gourmet kitchen and island, and sunken sunroom with walls of windows. Two additional large bedrooms and a bathroom are on the second floor. Walk out onto the deck overlooking the waterfront with breathtaking panoramic views of the lake. This home is fully renovated with high end finishes throughout. Tons of new upgrades since last purchase, including new high end dock and boat rail systems 2023, new interlocks front and back 2023, new dehumidifier system 2023, new security system 2023, new toilets and additional shower 2023, new water treatment system 2024, new air conditioners and pumps 2025. Professionally landscaped and fully fenced for security. Double car garage has 200 amp service. Enbridge gas line to the property available for hook up. Fully furnished and move in ready, this architectural marvel offers privacy, stunning views, and



Essential Information

Listing #	X12450447
Price	\$1,680,000
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	208 Lakeshore Drive
Subdivision	Emily
City	Kawartha Lakes (emily)
Province	Ontario
Postal Code	K0M1A0

Amenities

Amenities	Beach, Park
Utilities	Cable, Electricity, Sewer
Features	Paved yard
Parking Spaces	10
Parking	Detached Garage, Garage
# of Garages	2
View	View, Lake view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Garage door opener remote(s), Water Heater, Water purifier, Water softener, Water Treatment, Dishwasher, Dryer, Garage door opener, Microwave, Stove, Washer, Window Coverings, Refrigerator
Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Stories	2

**Exterior**

Exterior	Vinyl siding
Exterior Features	Landscaped
Lot Description	82 x 411 FT 1/2 - 1.99 acres
Foundation	Concrete

**Listing Details**

Listing Office            HOMELIFE LANDMARK REALTY INC.



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