

\$4,900,000 - 1034 ROAD 2900

Listing ID: 40051338

\$4,900,000

6 Bedrooms, 4 Bathrooms, 1 acres

Single Family

1034 ROAD 2900, Gravenhurst, Ontario,
P1P1R2

Nestled in a sheltered bay on a private point of land with 347 feet of breathtaking western exposure shoreline on Lake Muskoka and less than 2 hours from the GTA! With nearly 6700 SF of living space, this 6 bedroom, 4 bath Cutting Brothers custom built cottage has an open concept floor plan perfect for family gatherings. The Chef's kitchen has stainless steel appliances and a walk-in pantry. The Great room has stunning lake views plus a two story stone fireplace and connects to the Muskoka room with drop down pocket windows that invite the outdoors in. The main floor private master bedroom has a walkout deck, stone fireplace and luxurious ensuite. Extensive stone patios and walkways from locally sourced Muskoka granite. Lower patio includes two very impressive glacial erratics leading down to a gorgeous 2 storey post and beam 3 slip boathouse. Your Muskoka bucket list awaits! Extras/Inclusions; ICF foundation, Security features incl Surveillance system, central air conditioning system with 4 ton and 5 ton 2020 Goodman condensers and fully redundant whole home backup generator, (2) ovens (2) refrigerators and property also comes substantially furnished (see Seller's Chattels Exclusions list for more details). NOTE: Recent by-law

\$4,900,000 - 1034 ROAD 2900

changes allow boathouses with a full second storey for lots with at least 90 metres of straight-line frontage (id:37775)

MLS®, REALTOR®, and the associated logos are trademarks of The Canadian Real Estate Association

Data Provided by: Muskoka Haliburton Orillia – The Lakelands Association of REALTORS®

Last Modified: 31/01/2021 10:26:23 PM

Listing Office: SOTHEBY'S INTERNATIONAL REALTY CANADA, BROKERAGE, PORT CARLING - M260