

# **\$12,000,000 - 2508 WINDERMERE Road**

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## **Listing ID: 40366792**

**\$12,000,000**

, 6.62 acres

Other

2508 WINDERMERE Road, Windermere,  
Ontario, P0B1P0

Rarely does the opportunity present itself to acquire one of Muskoka's most iconic landmarks - especially one that has been synonymous with Muskoka tourism since 1870. Affectionately known as 'The Lady of The Lake', this 56-room resort hotel sits in a prime location overlooking spectacular Lake Rosseau in the Village of Windermere. It's not surprising that Windermere House is also one of Muskoka's most desirable wedding venues. It's that quintessential place where the charm of yesteryear and original stone architecture meets with modern day luxury and amenities. In addition to several food & beverage outlets, the hotel boasts spa capabilities and approx 3,200 sq.ft. of flexible function space ranging from a private boardroom to state-of-the-art conference facilities. Recreation abounds with the heated outdoor swimming pool and tennis court, just mere steps from sand beach, boat docking, marina and golf course. For those seeking a new business venture and a new permanent address - consider taking up residence in Windermere Cottage, the traditional 4-BR private cottage with separate entrance from Fife Avenue. Or perhaps you'd prefer to personalize your own penthouse "cottage" suite within the hotel? Consider all of the possibilities with

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additional buildings including 3 detached staff houses plus an older, staggered row-style 10-plex. Ample on site parking. Property is approx 6.62 acres with an irregular shape and frontages on 3 roads (Windermere Road, Fife Avenue & Golf Avenue Road). Call today to discuss further opportunities for expansion & redevelopment. (id:37775)

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