

Property Client Full

7 Silver Point Road Unit #7, Seguin, Ontario P2A 2W8

Listing

7 Silver Point Rd #7 Seguin

Active / Residential Freehold / Detached

MLS®#: X12462528

List Price: \$299,900

New Listing



Parry Sound/Seguin/Seguin

Tax Amt/Yr: **\$6,379.70/2025** Transaction: **Sale**
 SPIS: **No** DOM: **0**
 Legal Desc: **PCL 16290 SEC SS; PT BROKEN LT 34 CON 8 HUMPHREY PT 1, 2 PSR 2239 EXCEPT PT 1 42R2733 T/W**

Style: **Chalet** Rooms Rooms+: **4+0**
 Fractional Ownership: **BR BR+: 1(1+0)**
 Assignment: **Baths (F+H): 1(1+0)**
 Link: **No** SF Range: **< 700**
 Storeys: **SF Source: MPAC**
 Lot Irreg: **Lot Acres:**
 Lot Front: **1,020.00** Fronting On:
 Lot Depth: **0.00**
 Lot Size Code: **Feet**
 Dir/Cross St: **Lake Joe Rd**

PIN #: **521930037** ARN #: **490301000610600** Contact After Exp: **No**
 Holdover: **90**
 Possession: **TBA** Possession Date:

Kitch Kitch + Island YN: 1 (1+0)	Exterior: Vinyl Siding, Wood	Water: Well
Fam Rm: Yes	Garage: No	Water Supply Type: Drilled Well
Basement: /None	Gar/Gar Spcs: None/0.0	Water Meter:
Fireplace/Stv: No	Drive Pk Spcs: 2.00	Waterfront Feat: Beachfront
Interior Feat: Other	Tot Pk Spcs: 2.00	Waterfront Struc: Not Applicable
Heat: Propane, Other	Pool: None	Well Capacity:
A/C: Yes/Window Unit	Room Size:	Well Depth:
Central Vac: No	Rural Services:	Sewers: Septic
Property Feat:	Security Feat:	Special Desig: Unknown
Roof: Metal		Farm Features:
Foundation: Piers		Winterized:
Soil Type:		
Alternate Power: Unknown		
Water Name: Silver Lake	Waterfront: Direct	Waterfront Frontage (M): 310.89
Waterfront Y/N: Yes	Easements/Restr: Unknown	
Water Struct: Not Applicable		
Water Features: Beachfront		
Under Contract:	Dev Charges Paid:	HST App To SP: Not Subject to HST
Access To Property: Public Road		
Shoreline: Natural, Sandy	Shoreline Exposure:	
Shoreline Road Allowance: None		
Docking Type: Private	Water View: Direct	Channel Name:
View:	Lot Shape:	Lot Size Source: MPAC

Remarks/Directions

Client Rmks: **Discover hassle-free cottage living with this unique ownership opportunity at a well-managed Silver Lake resort. Cottage #7 offers 1/10 ownership of the resort, giving you the perfect balance of personal enjoyment and smart investment. Whether you're looking for a peaceful retreat or a rental income stream, this property offers both. Nestled away from the main resort amenities, Cottage #7 is your private hideaway ideal for those who value tranquility. The 1-bedroom, 1-bathroom layout is perfect for couples, solo getaways, or cozy vacation stays. With a strong rental history, you can offset costs when you're not using it. You and your guests will enjoy full access to resort perks including a sandy beach, park, docks, and the crystal-clear waters of beautiful Silver Lake. Best of all, it's maintenance-free meaning your time at the lake is spent relaxing, not working.**

Listing Contracted With: **Royal LePage Lakes Of Muskoka - Clarke Muskoka Realty 705-765-1820**

Prepared By: MYAN MCLEAN, Administrator

Date Prepared: 10/15/2025

Rooms

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Room	Level	Dimensions (Metric)	Dimensions (Imperial)	Bathroom Pieces	Features
Living Room	Main	4.45 M X 2.73 M	14.59 Ft x 8.95 Ft		
Kitchen	Main	4.45 M X 2.15 M	14.59 Ft x 7.05 Ft		
Bedroom	Main	3 M X 2.62 M	9.84 Ft x 8.59 Ft		
Utility Room	Main	0.85 M X 2.11 M	2.78 Ft x 6.92 Ft		
Bathroom					

