

Property Client Full

2324 Highway 141 Unit #21, Muskoka Lakes, Ontario P0B 1M0

Listing

[2324 Highway 141 #21 Muskoka Lakes](#)

Active / Residential Freehold / Detached

MLS®#: X13040194

List Price: \$1,995,000

New Listing



Muskoka/Muskoka Lakes/Watt

Tax Amt/Yr:	<b>\$3,079.68/2026</b>	Transaction:	<b>Sale</b>
SPIS:	<b>No</b>	DOM:	<b>3</b>
Legal Desc:	<b>See Schedule B</b>		
Style:	<b>Bungalow</b>	Rooms Rooms+:	<b>5+0</b>
Fractional Ownership:		BR BR+:	<b>3(3+0)</b>
Assignment:		Baths (F+H):	<b>2(2+0)</b>
Link:	<b>No</b>	SF Range:	<b>1100-1500</b>
Storeys:	<b>1.0</b>	SF Source:	<b>MPAC</b>
Lot Irreg:		Lot Acres:	<b>0.50 - 1.99</b>
Lot Front:	<b>107.19</b>	Fronting On:	<b>W</b>
Lot Depth:	<b>0.00</b>	Builder Name:	
Lot Size Code:	<b>Feet</b>		
Dir/Cross St:	<b>HWY 141 to Beaumont Bay Rd to #2324</b>		

PIN #: **481330784**  
 Holdover: **60**  
 Possession: **TBA**

ARN #: **445302002001600**  
 Possession Date:

Contact After Exp: **No**  
 Survey Year/Type: **Available**

Kitch Kitch + **1 (1+0)**  
 Fam Rm: **Yes**  
 Basement: **/None**  
 Fireplace/Stv: **Yes**  
 Interior Feat: **Generator - Full, Primary Bedroom - Main Floor, Propane Tank, Water Heater Owned**  
 Parking Feat: **Private**  
 Heat: **Baseboard, Heat Pump**  
 Heat Source: **Gas**  
 A/C: **Yes/Wall Unit**  
 Central Vac: **No**  
 Laundry Lev: **Main**  
 Property Feat: **Golf, Lake Access, Marina, Waterfront, Wooded/Treed**  
 Roof: **Shingles**  
 Foundation: **Piers**  
 Soil Type:  
 Alternate Power: **Generator - wired**  
 Access Feat: **Open Floor Plan**  
 Water Name: **Skeleton Lake**  
 Waterfront Y/N: **Yes**  
 Water Struct: **Not Applicable**  
 Water Features: **Dock**  
 Under Contract:  
 Access To Property: **Highway, Private Road, Municipal Road**  
 Shoreline: **Clean, Sandy, Shallow**  
 Shoreline Road Allowance: **Owned**  
 Docking Type: **Private**  
 View: **Bay**

Exterior: **Board/Batten**  
 Garage: **No**  
 Gar/Gar Spcs: **None/0.0**  
 Drive Pk Spcs: **6.00**  
 Tot Pk Spcs: **6.00**  
 Pool: **None**  
 Room Size:  
 Rural Services: **Cable, Electrical, Garbage Pickup, Recycling Pckup**  
 Security Feat: **Carbon Monoxide Detectors**  
 Waterfront: **Direct**  
 Easements/Restr: **Right of Way**  
 Dev Charges Paid:  
 Shoreline Exposure: **North West**  
 Water View: **Direct**  
 Lot Shape:

Utilities: **No Gas, Hydro, No Sewers, Cable Available**  
 Other:  
 Water:  
 Water Supply Type: **Lake/River**  
 Water Delivery Feat: **Heatd WaterIne, UV System**  
 Water Meter:  
 Waterfront Feat: **Dock**  
 Waterfront Struc: **Not Applicable**  
 Well Capacity:  
 Well Depth:  
 Sewers: **Septic**  
 Special Desig: **Unknown**  
 Farm Features:  
 Winterized:

Island YN: **No**  
 HST App To SP: **Included In**  
 Channel Name:  
 Lot Size Source: **MPAC**

Remarks/Directions

Client Rmks: **Experience the pinnacle of turnkey lakeside living in a sheltered bay on the crystal-clear waters of Skeleton Lake. Following an extensive, top-to-bottom renovation completed in late 2025, this 4-season retreat is offered fully furnished, blending sophisticated "high-end transitional" design with effortless family functionality. The heart of the home is a bright, open-concept Great Room featuring a bespoke chef's kitchen that flows seamlessly into the living and dining areas. With 3 thoughtful bedrooms and 2 modern bathrooms, the layout is meticulously designed for family comfort, including brand-new laundry facilities for seamless cottage management. Step outside to a level, sprawling lawn and a rare 110-foot private shoreline, with owned shore road allowance. Toddlers will love the shallow, sandy walk-in beach, while boating enthusiasts will prize the 15-foot deep-water docking. Situated in a safe harbour perfect for water sports and long afternoons of cruising, the property also boasts iconic western sunset views from the dock. Enjoy year-round access through a dedicated road association in one of Muskoka's most prestigious and peaceful lake communities. From the thoughtfully designed interior to the meteor-crater filtered waters, everything is ready for your first summer on the lake. Upgrades included a brand new Septic suitable for 4 bedrooms (see garage with in-law suite drawings), new 200AMP panel, Generac Generator, Fresh Landscaping, Heat and Cooling Pump for year round comfort - enjoy air conditioning on those hot summer days.**

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

**Prepared By: LUCAS WILHELM, Administrator**

**Date Prepared: 04/27/2026**

Rooms

**MLS®#: X13040194**

<u>Room</u>	<u>Level</u>	<u>Dimensions (Metric)</u>	<u>Dimensions (Imperial)</u>	<u>Bathroom Pieces</u>	<u>Features</u>
<b>Living Room</b>	<b>Main</b>	<b>6.49 M X 4.6 M</b>	<b>21.29 Ft x 15.09 Ft</b>		
<b>Dining Room</b>	<b>Main</b>	<b>4.18 M X 4.6 M</b>	<b>13.71 Ft x 15.09 Ft</b>		
<b>Kitchen</b>	<b>Main</b>	<b>3.2 M X 3.33 M</b>	<b>10.49 Ft x 10.92 Ft</b>		
<b>Primary Bedroom</b>	<b>Main</b>	<b>3.8 M X 2.95 M</b>	<b>12.46 Ft x 9.67 Ft</b>		<b>3 Pc Ensuite</b>
<b>Bedroom</b>	<b>Main</b>	<b>3.17 M X 2.95 M</b>	<b>10.40 Ft x 9.67 Ft</b>		
<b>Bedroom</b>	<b>Main</b>	<b>2.54 M X 2.95 M</b>	<b>8.33 Ft x 9.67 Ft</b>		
<b>Bathroom</b>				<b>3</b>	
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