

Property Client Full

1118 Shamrock Road, Muskoka Lakes, Ontario P0B 1J0

Listing

[1118 Shamrock Rd Muskoka Lakes](#)

Active / Residential Freehold / Detached

MLS®#: X13462054

List Price: **\$9,899,000**

New Listing

Muskoka/Muskoka Lakes/Medora



Tax Amt/Yr: **\$17,000.00/2025** Transaction: **Sale**
 SPIS: **No** DOM: **0**
 Legal Desc: **CON 7 LOT 24 LOT 25 RP 35R2335 PART 1**

Style: **Bungalow** Rooms Rooms+: **9+0**
 Fractional Ownership: BR BR+: **9(9+0)**
 Assignment: Baths (F+H): **2(2+0)**
 Link: **No** SF Range: **5000+**
 Storeys: **1.0** SF Source: **MPAC**
 Lot Irreg: Lot Acres:
 Lot Front: **340.00** Fronting On: **W**
 Lot Depth: **0.00** Builder Name:
 Lot Size Code: **Feet**
 Zoning: **WR1-7**
 Dir/Cross St: **Ferndale Rd & Shamrock Rd**

PIN #: **481490135** ARN #: **445305000407100** Contact After Exp: **No**
 Holdover: **90** Survey Year/Type: **Available**
 Possession: **TBA** Possession Date:

Kitch Kitch + Fam Rm: 1 (1+0)	Exterior: Wood	Water: Other
Basement: Yes/Crawl Space	Garage: No	Water Supply Type: Lake/River
Fireplace/Stv: Yes	Gar/Gar Spcs: None/0.0	Water Meter:
Fireplace Feat: Wood	Drive Pk Spcs: 6.00	Waterfront Feat: Boathouse, Dock
Interior Feat: Guest Accommodations, Primary Bedroom - Main Floor, Propane Tank, Storage, Water Heater	Tot Pk Spcs: 6.00	Waterfront Struc: Boat House, Multiple Slips, Bunkie
Heat: Forced Air	Pool: None	Well Capacity:
Heat Source: Propane	Room Size:	Well Depth:
A/C: Yes/Central Air	Rural Services:	Sewers: Septic
Central Vac: No	Security Feat:	Special Desig: Unknown
Property Feat:		Farm Features:
Roof: Shingles		Winterized:
Foundation: Block		
Soil Type:		
Alternate Power: Generator - wired		
Water Name: Lake Rosseau		
Waterfront Y/N: Yes	Waterfront: Direct	Island YN: No
Water Struct: Boat House, Multiple Slips, Bunkie	Easements/Restr: Easement	
Water Frontage: 103.60		
Water Features: Boathouse, Dock		
Under Contract:	Dev Charges Paid:	HST App To SP: Included In
Access To Property: Yr Rnd Private Rd	Shoreline Exposure:	
Shoreline: Clean, Deep, Natural		
Shoreline Road Allowance: None		
Docking Type: Private	Water View: Direct	Channel Name:
View:	Lot Shape:	Lot Size Source: MPAC

Remarks/Directions

Client Rmks: **Representing one of Lake Rosseau's most exceptional family compounds, this beautiful waterfront estate offers a rare opportunity to own a true legacy property. Set on 1.39 acres with an impressive 340 feet of pristine frontage, the property features a collection of grandfathered waterfront buildings positioned just steps from the water's edge-an irreplaceable feature that cannot be replicated under today's shoreline regulations. The compound includes a 5 bedroom/2 bath main cottage, a charming 1 bedroom/1 bath bunkie, and a spacious 3 bedroom/2 bath guest cottage, all thoughtfully positioned to capture island-dotted views and create an immersive waterfront experience. Just minutes from the village of Port Carling, this unique offering combines privacy, prestige, and effortless waterfront living. A true rarity, the property boasts an exceptionally flat, level lot that gently transitions to a shallow, hard-packed sandy beach shoreline, creating an ideal setting for children, grandchildren, and guests of every age. Designed to bring generations together, the estate offers 9 bedrooms and 5 baths across its multiple dwellings, comfortably accommodating family and friends while providing privacy and flexibility for large gatherings. Wake each morning to spectacular Muskoka sunrises over the lake. Outdoor living spaces invite endless days of enjoyment, from sunrise coffee on the dock and afternoons at the sandy beach to alfresco dining and evenings beneath the stars. With the cottages perched so close to the shoreline, the sights and sounds of the water become part of everyday living. Whether hosting family gatherings, enjoying a peaceful retreat, or creating lasting summer traditions, this remarkable property embodies the very best of Muskoka lake living. With exceptional frontage, level terrain, a sandy beach, grandfathered shoreline structures, and unparalleled family compound appeal, this is a rare opportunity to secure a legacy estate on one of Canada's most iconic lakes.**

Inclusions: **Appliances, Furnishes available**

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

Prepared By: **MYAN MCLEAN, Administrator**

Date Prepared: **06/18/2026**

Rooms

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<u>Room</u>	<u>Level</u>	<u>Dimensions (Metric)</u>	<u>Dimensions (Imperial)</u>	<u>Bathroom Pieces</u>	<u>Features</u>
Kitchen	Main	5.21 M X 6.49 M	17.09 Ft x 21.29 Ft		
Dining Room	Main	4.29 M X 3.38 M	14.07 Ft x 11.08 Ft		
Living Room	Main	3.68 M X 10.27 M	12.07 Ft x 33.69 Ft		
Laundry	Main	3.07 M X 2.47 M	10.07 Ft x 8.10 Ft		
Primary Bedroom	Main	4.66 M X 4.6 M	15.28 Ft x 15.09 Ft		
Family Room	Main	7.04 M X 4.6 M	23.09 Ft x 15.09 Ft		
Bedroom	Main	4.81 M X 5.42 M	15.78 Ft x 17.78 Ft		
Bedroom	Main	2.83 M X 3.62 M	9.28 Ft x 11.87 Ft		
Bedroom	Main	3.65 M X 4.02 M	11.97 Ft x 13.18 Ft		
Bedroom	Main	3.47 M X 2.86 M	11.38 Ft x 9.38 Ft		
Bathroom				4	
Bathroom				3	

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