

Property Client Full

Muskoka Lake, Muskoka Lakes, Ontario P0C 1A0

Listing

0 Muskoka Lake Muskoka Lakes

Active / Residential Freehold / Vacant Land

MLS®#: **X13675104**

List Price: **\$1,095,000**

New Listing



Muskoka/Muskoka Lakes/Wood (Muskoka Lakes)

Tax Amt/Yr: **\$4,470.45/2026** Transaction: **Sale**
SPIS: **No** DOM: **0**
Legal Desc: **See schedule B**

Style: Rooms Rooms+: **+0**
Fractional Ownership: BR BR+: **0(+0)**
Assignment: Baths (F+H): **0(0+0)**
Link: SF Range:
Storeys: SF Source: **MPAC**
Lot Front: **495.00** Fronting On: **N**
Lot Depth: **0.00** Builder Name:
Lot Size Code: **Feet**

Dir/Cross St: **N/A. Water access only.**

PIN #: **480310112**
Holdover: **60**
Possession: **TBA**

ARN #: **445306000102703**
Possession Date:

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

Kitch Kitch + **0 (0+)**
Heat Source:
Central Vac: **No**
Property Feat: **Waterfront**
Soil Type:
Alternate Power: **None**

Garage:
Room Size:
Rural Services:
Security Feat:

Utilities: **No Gas, Hydro Available**
No Sewers, No Cable,
Telephone Available

Water Supply Type:
Water Meter:
Waterfront Feat: **Waterfront - Deeded**
Waterfront Struc: **Not Applicable**
Well Capacity:
Well Depth:
Special Desig: **Unknown**
Farm Features:
Winterized:

Water Name: **Lake Muskoka**
Waterfront Y/N: **Yes**
Water Struct: **Not Applicable**
Water Frontage: **150.87**
Water Features: **Waterfront - Deeded**
Under Contract:
Access To Property: **By Water**
Shoreline: **Clean, Deep, Rocky**
Shoreline Road Allowance: **None**
Docking Type: **None**
View: **Trees/Woods, Water**

Waterfront: **Direct**
Easements/Restr: **Easement**

Island YN: **No**

Dev Charges Paid:
Shoreline Exposure: **North East**

HST App To SP: **Included In**

Water View: **Direct**
Lot Shape:

Channel Name:
Lot Size Source: **GeoWarehouse**

Remarks/Directions

Client Rmks: **A rare opportunity to own two vacant mainland lots on the shores of Lake Muskoka, offering privacy, natural beauty, and expansive waterfront views. With approximately 3 acres and 495 feet of shoreline, the property provides a stunning setting to bring your Muskoka vision to life. Granite outcroppings, mature old-growth trees, and sweeping lake views create a truly special natural landscape, while the private setting offers a peaceful escape. Convenient water access makes enjoying Lake Muskoka easy, with marinas, golf courses, and the communities of Bala and Port Carling all nearby. Looking to build a family cottage, a year-round retreat, or a one-of-a-kind Muskoka getaway? This is your chance to create something truly special on Lake Muskoka.**

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

Prepared By: **MYAN MCLEAN, Administrator**

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