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REAL ESTATE GUIDE

The **Highlander**

Issue 36 • May 18, 2017



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Sales Representatives

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Cover photo by Amanda Duncombe Lee

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*Living, Loving & Selling Life
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Re/Max Properties of Distinction!



1109 CELESTIAL DRIVE SOYERS LAKE \$979,900

Enjoy this custom home or cottage on premiere 5 Lake Chain with 3800sqft of quality craftsmanship! 5 bdms, 3 Bathrms plus a den for grand scale entertaining. Massive lakeview windows, spacious livingrm boasting a cathedral ceiling & bamboo hardwood flring. Loft master bdrm w/ ensuite! Fully finished walkout basement, spacious modern kitchen & dining area. Professionally landscaped with stone pathway to the lake. Miles of boating, swimming and fishing! Deep water off the dock. 200 ft of sand/rock shoreline. Truly Magnificent!



1056 NEPTUNE DR. EAGLE LAKE \$479,000

Enjoy this Eagle Lake home or cottage that offers 4 season fun! Excellent summer swimming, boating & fishing on this 2 lake chain. Great rental property. Main Fl master bdrm w/ ensuite & walkout to covered deck. Walkout basement. Excellent location! Just min to grocery/butcher, liquor/beer store. 15 mins to Haliburton! This property has it all!



LOST LAKE, PRIVATE LAKE & 2,800 ACRES, HALIBURTON \$3,250,000 +HST

Exceptional to say the least. Private lake over 90-feet deep – large enough to land a plane or water ski! Approximately 2800 acres of forested grounds complete with walking trails, snowmobile trails, ATV trails & roads throughout. Winterized 3328 sqft cottage/home w/ 4 bdms of living space. Truly a rare find!



1452 PARSONS ROAD MOOSE LAKE \$759,000

3 bdrm fully furnished winterized cottage on beautiful Moose Lk. Lg gourmet kitchen w/ upgraded appliances included. Stone wood burning fireplace & Cathedral lake view windows. Attached 2 car garage. Clean sand/rock shoreline & deep water off the dock! Yr Rnd Twp Rd just minutes to Sir Sam's Ski & Mountain Biking Resort. Just 15 minutes to Haliburton



33 HOPS DR HALIBURTON \$429,000 +HST

High Exposure For Retail! Located Next To The Beer Store Plaza In Haliburton, This Commercial Building Has Excellent Visibility, New Upgrades & The Possibility For An Expansion!



COUNTY RD 21 HALIBURTON \$229,000 +HST

Prime Commercial Location With Great Potential! Designated Highway Commercial / Vacant Lot Right Next To Tim Horton's. High Traffic Area!



1080 HOUGH LANE DRAG LAKE \$439,000

Cozy 3 bdrm cottage on beautiful Drag Lake! Large lakeview sunroom, bunkie with shower and laundry facility, boathouse at waters edge, sandy shoreline & deep water swimming off the dock. Stunning sunsets. Level areas at front of cottage with fire pit. Great family cottage!



158 ACRES, CTY RD 19, HAMMER LAKE \$374,900 + HST

Exceptional waterfront acreage with 1500' of frontage on Hammer Lake. Be one of just four owners on this lake. Very private 158 acres of bush/land. Great views of Oblong Lk & access across county road. Many possibilities available with this parcel of land.



HINDON LAKE LOTS

- Lot 4 - 277' of frontage & 2.8 Acres \$280,000 + HST
 - Lot 5 - 274' of frontage & 2.3 Acres \$280,000 + HST
 - Lot 9 - 1200' of clear **SOLD** & 4.2 Acres \$380,000 + HST
- Excellent swimming & fishing! Yr Rnd private access & Hydro available. Ready to build your dream cottage today on Peaceful, Spring fed Hindon Lk!



MULTIPLE LOTS ON HALIBURTON LAKE, EAST SHORE

- Lot 3 \$405,000 + HST 337' Frontage 3.7 Acres
 - Lot 6 \$445,000 + HST 404' Frontage 2.4 Acres
 - Lot 7 \$465,000 + HST 812' Frontage 4.8 Acres
 - Lot 26 \$315,000 + HST 532' Frontage 3.4 Acres
- Yr Rnd Access, Hydro + Phone available. Miles of boating, fishing, & Swimming on This 180' deep lake. Sand/rock shorelines. Ready to build your dreams cottage today!



LISA MERCER
Broker
705-457-0364
lisa@lisamercer.ca

DON'T KEEP ME A SECRET!

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MINDEN BRICK HOME WITH GRANNY SUITE - \$ 334,900
• Well maintained 3 + 1 bdrms and 2 bath
• Bonus Kitchen and Living area in the lower level
• Attached garage PLUS a heated workshop



GELERT - \$109,000
• 2 bedroom / 1 bathroom home or retreat
• Close to rail trail
• Private lot with 1.15 acres



BOBCAYGEON ROAD - \$249,000
• 4 + 1 Bedrooms, 2 bathrooms
• Well maintained home with decks in the front and back
• Above Ground Pool and Detached garage



MINDEN HOME - \$199,900
• 3 Bedroom home in Minden
• Up-Grades include propane furnace, central air, new flooring,
• Bathroom renovations, blown in insulation and more.



BOBCAYGEON ROAD - \$229,900
Opportunity Knocks! Here is a chance to create your own business in downtown Minden. This building is 40' x 28' and has an attached 22' x 15' garage. There is also wheelchair access.



KINMOUNT - \$209,000
• 3 Bedroom/2 Bathroom
• Storage Garage and Bunkie
• Loads of upgrades - Just move in



GROWLER LAKE LOT - \$129,000
• Lovely lot with 1.55 acres
• Hydro and Bell at the lot line
• Driveway has been roughed in



WIGAMOG ROAD - \$249,900
• Over 12 acres of vacant land, overlooking the 6th and 7th holes of Pinestone Golf Course.
• Road is in and leads to the back of the property.
• Great development opportunity.



LITTLE BOB LAKE ROAD - \$89,900
• Over 9 acres of privacy to build your dream home or cottage
• Also comes with an interest in a lot on Gull Lake to enjoy some water activities. The water lot cannot be built on.



SUNNYSIDE - \$249,900
• 5 Bedroom Bungalow within walking distance of town
• Living room upstairs and finished family room downstairs
• Currently used as a rental income property.



Gloria Carnochan
Sales Representative
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PRIVACY PLUS 173 FT FR
BITTER LAKE RETREAT \$399,000

• Cozy A frame cottage tucked amongst the forest
• 940 sq ft, 3 bdrms +den, bath, lg deck/screen rm
• 173 ft shore, good swimming, boating & fishing
• Priv plus, Yr Rd Rd, semi elevated lot, 3 season

HIGHWAY COMMERCIAL LOT
WEST GUILFORD \$139,900

• On well travel Kennisis Lk Rd, commercial area
• Well and Hydro, level easy access for everyone
• Great spot for your new business
• 244 ft frontage, 1.8 acres per MPAC

AFFORDABLE BUILDING LOT
HWY 118 \$31,500

• Ideal building lot, level, deeded access Maple Lk
• School bus route, 15 mins to town and amenities
• 15 mins to Haliburton Forest and Sir Sams ski hill
• Deeded access to Maple Lake by Norley Rd

BUILDING LOT 1.59 ACRES
ON HWY 118 \$39,900 (10404 HWY 118)

• 336 ft fr, Hwy 118, easy access, NW facing
• Gentle slope, great drainage, ideal building site
• 15-20 mins to town, on school bus route,
• Drilled well. Near Haliburton Forest & Sir Sams

52.8 ACRES -344 FT ROAD
FRONTAGE- WEST GUILFORD \$69,000

• 52.8 ac with 344 ft fr, mostly hardwood trees,
• Driveway in, ideal building site, check it out
• School bus, 10-12 mins to town, close to lakes
• Room to hunt, ATV, near golfing, skiing, beach

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The Haliburton Real Estate Team

Marion Wingrove
Administrator

Dana Reil
Administrator

Karen Wood
Broker

Linda Baumgartner
Broker - Team Leader

HALLS LAKE



Well maintained three bedroom cottage or home on Halls Lake with gorgeous lake views. Lovely landscaped terraced lot with two cabins at water's edge.
\$599,000

GLAMOR LAKE



Three season - four bedrooms Tudor-style cottage fully furnished on Glamor Lake. Beautiful setting with 100 ft of west facing waterfront. Lots of room for family and guests with over 2,200 sqft of living space.
\$499,000

KENNISIS LAKE



Rare opportunity for a large private lot on magnificent Kennisis Lake. This property includes 2 separately deeded lots adjacent to one another totaling just over 5 acres with 538 ft of water front.
\$499,000

HALIBURTON LAKE



Affordable starter cottage on one of Haliburton's most popular lakes. Gorgeous level treed lot with north west exposure and 90 ft of frontage.
\$349,000

CANNING LAKE



Traditional three bedroom cottage with 218 ft of frontage on a lake with a beautiful view. Gorgeous setting.
\$499,000

TRAPPERS TRAIL



Convenient to town, this roomy home also has deeded access to Miskwabi Lake. Well maintained, detached garage, deck & sun porch, 2+2 bedrooms. Lovely family home.
\$299,900

VACANT LOTS AND WATERFRONT PROPERTIES

Salerno Lake Access - .45 Acres ... **\$25,000**

54 Acres on Kennaway Road ... **\$164,900**

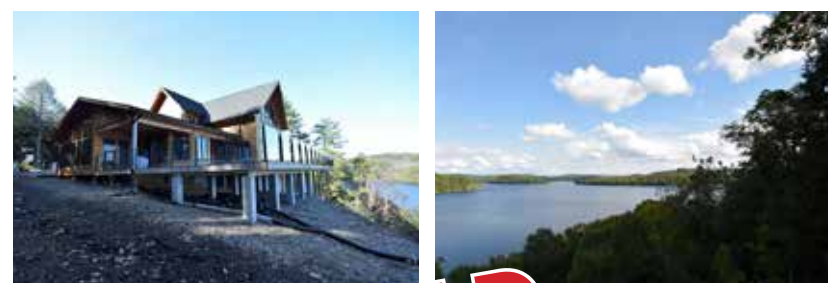
Deeded Access to Miskwabi
.93 Acres ... **\$59,000**

Salerno Lake Access - 2.7 Acres ... **\$49,000**

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REDSTONE LAKE



Newly built cottage with 5 bedrooms, 3 bathrooms, a large sunroom and stone fireplace. 800' of gorgeous shoreline.
\$678,900

LITTLE GLAMOR LAKE



Turn key custom designed cottage in a beautiful setting on 1.5 ac & 300 ft of waterfront. Open concept design, screened porch, and loft.
\$577,600



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Rick Forget
Broker



ALLEN LAKE \$199,900

Beautiful 3 bdrm Cottage oozes pride of ownership! Elevated lot with fantastic view, 200+ ft of shore & privacy! Comfy cottage feel; lrg windows; lots of light! 2 lrg decks & fire-pit area! Well-maintained sets of stairs lead to shore & deep water off dock; great boating & fishing! Includes 8x12 shed/bunkie! Take a look!



LITTLE STRAGGLE LAKE \$499,900

Pride of Ownership! Exec. 1+2 bdrm/3 bath home/cottage is move-in ready! Bright, open f/plan w/lrg DR/LR & 2 w/os to new deck w/glass railings for unobstructed view! Level lot; shallow shore; lrg dock! There's a fully heated 2 car detached garage! With easy access to the marina, it doesn't get any better! Call us!



GRACE LAKE \$450,000

3 bed/1 bath cottage on premiere 2 lake chain with fantastic view! The open concept has walk-out to a wrap-around deck plus has a woodstove for heat! The lot is gently sloped, nicely treed with 150' of shore & gentle entry perfect for all ages! Lakeside boathouse/bunkie, perfect for extra space! Act now!



ALLEN LAKE \$249,900

916 sq. ft., 3 bed/1 bath cottage on gently sloping lot! Lrg open layout for entertaining; lrg windows; lots of light & great views! LR has loft that's great for kids! There's a lrg deck for outdoor fun & a gentle path leads to a lakeside deck & dock for swimming & more! Also has shed for workshop or storage! Ask for more info!



EAST LAKE \$319,900

Fantastic, 4 season 3 bed/1 1/2 bath Home/Cottage on quiet lake no motor lake; perfect for big family gatherings! Tastefully finished w/vaulted ceiling! Wonderful screened porch w/great views! Steps from deck lead to shore for great fishing, swimming & paddling! Comes furnished! Incl. storage shed! Call us!



BIG STRAGGLE LAKE \$259,900

Wonderful 4 bed/1 bath cottage on desirable chain! Bright & cozy with great views! Nice flr plan; mostly furnished! Lrg front deck; fairly level lot; yr-rd private rd. It's nicely treed, ample parking & 12x16 shed perfect for toys! Shows pride of ownership! Plus another shed by the shore! Must see; don't miss!



WILBERMERE LAKE \$279,900

Look at this 1+2 bdrm home located on pretty cul-de-sac! Has hardwood flrs, a lrg dining area & nice sized master; all on the main flr! The lot is level & roomy! There's a 24 x 32 det. garage w/office space! A short path leads to the lake & a screened rm! Close to trails & only minutes to Wilberforce for amenities! Act now!



ALLEN LAKE \$219,900

Lovely 2 bed/1 bath Cottage! Beautiful 2-sided stone fireplace! Entertain family & friends & enjoy the beautiful views! Lots of light in LR & the w/o gives easy access to the outdoors. Gently sloping lot; very close to yr-rd access. Heated waterline & a main source of heat allows for 4 season use! Ask now!



ALLEN LAKE \$219,900

Wonderful 3 bdrm/1 bath Cottage w/great open KT/LR/DR perfect for entertaining! Lrg window offers fantastic views & it lets the sun shine in! Has a wood fireplace for the cool falls nights! Side w/out offers easy access to the lrg wrap-around deck! Gently terraced lot & shed for storage! End of the lane privacy! Ask today!



BARNUM LAKE \$229,900

Lovely 3 bdrm/1 bath cottage on quiet, no motor lake! Cozy cottage feel w/open flr plan & it's tastefully finished with lots of wood! Nice front deck for dining & relaxing. Well treed lot; gently terraced; nice view & lots of privacy! Take the foot path to the shore & dock to swim or paddle! Tranquility awaits you! Call now!



LITTLE STRAGGLE LAKE \$239,900

Comfy 4 bed/1 bath back-split on 2 lake chain! Spacious KT/DR area w/sun lights, laminate flrs & pine ceilings! Overlooks the LR! Master w/lrg windows; lots of light & nice view! LR has pine cathedral ceiling & woodstove for heat! W/out to lrg deck for dining & relaxing & a long dock with plenty of space for boats! Ask for info!



ALLEN LAKE \$249,900

Looking for lots of privacy you've found it! Cozy 3 bdrm/1 bath cottage has 353' of lake frtg & sits close to the water's edge! Nicely finished; lots of wood; great layout! Comfy DR & lrg LR w/ beautiful stone fireplace & great views! Comes furnished! W/out to lrg deck w/plenty of seating! Shed at shore for storage! Call us!



LITTLE STRAGGLE LAKE \$214,900

Great starter with bunkie on 2 lake chain! 2 bed/1 bath cottage with w/wonderful wrap-around deck for entertaining! Lrg main window offers picturesque view! The living space is intimate & cozy with a woodstove for heat. Incl. a lakeside shed for storage! Gently terraced lot, & close to the yr-rd private road! Take a look!



GRACE LAKE ISLAND \$250,000

Own your own island! This 2.3 ac, well treed island has 1171' of mixed shoreline & offers a unique opportunity to create your own private escape! Don't miss the chance to own a piece of the Haliburton Highlands which offers plenty of recreational activities to keep the outdoor enthusiast happy! Call us!



HARCOURT \$279,900

Fantastic 3 bed/3 bath home; gorgeous lake view! 4 season, beautifully finished & oozes charm! Lrg DR & KT w/island, LR w/w-out to awesome back deck for entertaining! Bsmt has laundry rm, 2-pc bath, huge rec rm/separate entrance. Private, lvi lot! Incl. lot next door for just under 3acs! Give us a call!



LITTLE STRAGGLE LAKE \$69,900

Value priced lakefront lot on desirable 2 lake chain! Level building site cleared & waiting for you to build a dream getaway! Driveway in & yr-rd private access! As an added incentive, seller will consider holding a 1st charge mortgage for a qualified buyer. Call today!



WILBERFORCE \$149,900

Lovely 3 bed/3 bath in-town Home! Spacious kitchen/dining combo; gorgeous breakfast bar! Walk-out to back deck & yard with fire-pit! Living room is large; master has ensuite; main floor laundry! Partially finished bsmt w/2pc bath! Too much to mention! Close to school & public dock! Ask us now!



WILBERFORCE \$184,900

Great starter or retirement home! Open concept; 3 bed & 1 bath; spacious eat-in kitchen; cozy LR/DR combo & large family rm with walk-out to back deck for outdoor entertaining! Level lot great for kids! Includes single det. garage & 2 sheds for storage or workshop! It's in town & close to all amenities! Take a look!



TORY HILL \$119,900

Lovely 2 bdrm/1 bath on 2.8 acres! This mobile home has large eat-in kitchen & the bright living room has a cozy woodstove & large windows for lot of light! Main flr laundry. Explore outdoors or relax on the large deck! Incl. 11x24 portable garage & a 9x16 shop! Natural rock & nicely treed! Close to trails! Call now!



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COMING SOON \$749,000 - Twelve Mile Lake

Visit 12milelake.com for more info & photos



Beautiful custom built home with spectacular western views of Twelve Mile Lake. High end finishes for the discerning buyer. 1300 sq ft main floor with finished basement, offering a total 4 bedrooms and 2 bathrooms in the home. Open concept design with cathedral ceilings in washed pine. Featuring a year round Haliburton Room, Master Bedroom with ensuite and private balcony, hardwood floors, doggy shower in the mudroom, radiant heat floor in the basement, 9ft ceiling in the basement, hot water on demand... too many features to mention. You will love the double garage with loft guest suite above (including a 3 pc bath), large docking system with gazebo and clean swimming with deep water off the dock.
Call Melanie for more details.

\$700,000 - Boshkung Lake

boshkunglakecottage.com



Yr round cottage/home in exclusive Sherwood Forest on Boshkung Lake. 3+1 bdrm with lakeside bunkie and garage. Western exposure and big lake views. Cottage comes fully furnished and ready to enjoy.

\$359,000 - Bob Lake

boblakeminden.com



270 feet of water front. 3 season cottage with big lake views and western exposure - 1201 Trellis Trail

\$225,000 - 16 McKay St



Professionally renovated home, 2 bath home. Walking distance to town.

\$169,000 - Overlooking Kushog Lake



Four season, 3 bedroom house overlooking Kushog Lake access is just steps away, western exposure offers great sunset views.

For all your site services needs, make your first call the only call you need to make!

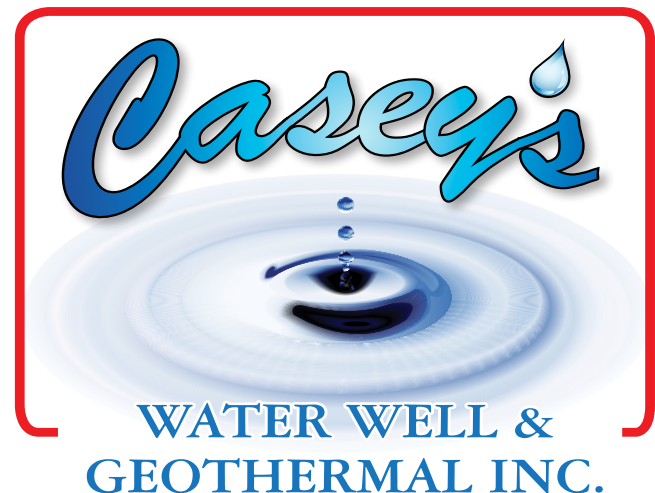


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**“MOOS”
FROM THE
FARM...**



- We FINALLY moved into our new home.
- Seven calves have been born so far this spring, all healthy and doing great. Levi, is a bull calf of Lexie, who was born in summer of 2014.
- Chickens, the girls are enjoying their new coop and had great egg production all winter.
- Horses had good first winter on the farm, they blended in well with the cattle.



Wilberforce Service Centre \$417,000

All roads lead to ... you guessed it, Loop Road in Wilberforce. Bring your ideas and enthusiasm to this prime commercial location with endless possibilities. This proven one-of-a-kind business awaits the right person who will not only acquire the advantage of a well-respected operation with courteous service, but also have huge potential to expand and grow your own business. Current Service Centre operations include gas sales, vehicle repairs, bait shop, and a bottle return depot. Land and buildings are included, along with shop and fuel tank equipment. Prime location next to the Lloyd Watson Community Centre. This is a must see for anyone wanting to own and operate their own business in beautiful cottage country.

**Vacant Lots
Available**

KENNISIS RIVER

38 Acres, 1,130 feet frontage
\$239,900

LIPSY LAKE

5.7 Acres, 702 feet frontage, Lot 9
\$355,000

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KEN & JACQUIE* BARRY**

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WATERFRONT SALES* 5 YEARS IN A ROW!**

FEATURED PROPERTIES



Kashagawigamog Lake - The perfect property w/NW exp. hard packed sand beach. 3000 sq.ft of living space. MLS 391720173 **\$1,379,000**



Drag Lake - New build on a point lot with SW exp. hard packed sand beach & deep water, 4 bedrooms & 4 Baths. MLS 391650207 **\$1,329,000**



Little Kennisis Lake - Brand new 3,100 sq. ft dream cottage w/ 4 bdrms, 2 baths, lower level family room. SW exp. MLS 390190346 **\$1,299,000**



Kashagawigamog Lake - Family compound with log lodge & 3 x 3 bdrm cottages, 1.75 AC, 200 ft sandy frontage, & sunsets. MLS 391930271 **\$1,250,000**



Drag Lake - 200 ft of frontage, south exp. on 3 acres. Amazing log home w/ 5 bdrms, 3 baths, and guest cottage. MLS 391650144 **\$999,000**



Redstone Lake - Family cottage with 3 bdrms, 2 baths, big lake views, 153 Ft of hard packed sand beach. MLS 392850317 **\$890,000**



Kennisis Lake - Private 10 acre island with 3,500 ft. of prime frontage, big lake views, sunsets and timber frame cottage. MLS 392610067 **\$899,000**



Twelve Mile Lake - Perfect 1 acre lot with 624 ft. of frontage, sand beach plus deep water, level with NW exp. MLS 391870024 **\$599,000**



Little Kennisis Lake -Picture perfect 3 bdrm + bunkie cottage on gorgeous lot with 137 ft. ftg, south exp, & clean deep water. MLS 391110114 **\$599,000**



Soyers Lake - Waterfront lot with 458 ft of frontage, 4.25 acres, big lake views, private + deep water. MLS 391910554 **\$549,000**



Redstone River - Year round home in a peaceful setting with 3 bdrms, 2 baths, bunkie, garage and much more. MLS 39286023 **\$419,000**



Devils Lake - Water access cottage on clean lake. Main cottage + bunkie + cabin. Being offered turnkey including boats. MLS 392040011 **\$369,000**

It is one of your biggest investments. Choose your REALTOR® wisely.



Greg McInnis
Sales Representative

Shirley Rule
Broker

Steph Burden
Office Manager

Rob Serediuk
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COTTAGE COUNTRY TEAM
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705.754.0880

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*Total Lakelands Association of Realtors, Muskoka, Haliburton and Orillia waterfront sales volume run against Haliburton - search dates Jan 1-Dec 31, 2012, 2013, 2014 and 2015 and 2016. 50% being allocated to each end of the sale. This marketing piece is not intended to solicit Sellers or Buyers currently under contract with a Brokerage

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