

\$549,500 - 201 Wolseley Bay Road, Noelville

MLS® #2123001

\$549,500

2 Bedroom, 2.00 Bathroom,
Single Family on 1.00 Acres

N/A, Noelville, Ontario

This exclusive lakeside access point offers more than just a getaway, it promises an unforgettable journey. Nestled along the coveted Upper French River in Wolseley Bay, this property beckons adventurers seeking tranquility and natural beauty. Step aboard the included pontoon boat, and let the serenity wash over you as the cares of everyday life melt away. After a brief 15-minute cruise, you'll find yourself in your own secluded sanctuary! Some destinations have the power to transform your life, and this exceptional property may well be one of them, opening the door to a new chapter filled with wonder. Gaze upon breathtaking vistas of rugged northern wilderness, shimmering sapphire waters, and rocky outcroppings that add character to the landscape. What could be more enchanting? Set on a sprawling 1.2~ acre parcel with massive waterfront frontage and backed by Crown Land, this property offers gentle slopes leading down to the water's edge. Natural foliage surrounds the area, requiring only an annual mow to maintain its pristine appearance. The estate features two charming cottages, each with its own unique appeal. One has traditionally served as a rental unit, attracting repeat visitors season after season. The first is a cozy A-frame, boasting an open-concept main floor combining kitchen, dining, and living spaces. Upstairs, a custom staircase leads to the primary bedroom offering stunning river views. The second cottage showcases a pullout, bedroom and a



full bathroom within an open-plan layout that includes a kitchen and dining area for cozy evenings. Both cottages are equipped with septic systems, grey water management, hot water tanks, electric panels, satellite internet, and a landline telephone. They come fully furnished, ready for immediate enjoyment. This exceptional property combines natural beauty, functional amenities, and charming accommodationsâ€”truly a private paradise waiting to be explored. Donâ€™t delay, call today! (id:6289)

Essential Information

Listing #	2123001
Price	\$549,500
Bedrooms	2
Bathrooms	2.00
Acres	1.00
Type	Single Family
Sub-Type	Freehold
Style	Cottage

Community Information

Address	201 Wolseley Bay Road
Subdivision	N/A
City	Noelville
Province	Ontario
Postal Code	P0M2N0

Amenities

Parking	Other
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Heating	Wood Stove
# of Stories	2

Exterior

Roof

Metal

Listing Details

Listing Office EXP REALTY, BROKERAGE (MAIN)



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