

# \$225,000 - 108 Madawaska Trail, Wasaga Beach

MLS® #S12368163

**\$225,000**

3 Bedroom, 2.00 Bathroom,  
Single Family

Wasaga Beach, Wasaga Beach, Ontario

Welcome to your Wasaga Beach getaway! This 2014 Canterbury Parkvue Park Model offers 888 sq. ft. of modern, comfortable living with 3 spacious bedrooms and 2 full bathrooms perfect for family, friends, or weekend retreats. Enjoy cozy evenings by one of the two electric fireplaces after a day of fun in the sun. Located in the highly sought-after Wasaga CountryLife Resort, you'll be just a short walk from Wasaga Beach and the exciting new beachfront redevelopment project bringing vibrant shops, dining, entertainment, and enhanced waterfront spaces to the heart of the community. Right outside your door, CountryLife offers a resort lifestyle like no other, with 5 swimming pools, splash pad, bouncing pillow, mini golf, pickleball, tennis courts, and a sports pad. Even better when purchasing a resale park model cottage, there's no Land Transfer Tax, HST or annual property taxes, making this an affordable and straightforward way to own your dream retreat. Whether you're seeking relaxation or recreation, it's all here. With seasonal site fees for 2025 at only \$6,420+hst this is your opportunity to own a cottage retreat in one of Ontario's most iconic beach towns. Make this dream cottage yours and start creating memories in Wasaga Beach today! (id:6289)



## Essential Information

Listing #                      S12368163

|           |                       |
|-----------|-----------------------|
| Price     | \$225,000             |
| Bedrooms  | 3                     |
| Bathrooms | 2.00                  |
| Type      | Single Family         |
| Sub-Type  | Leasehold/Leased Land |
| Style     | Bungalow              |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 108 Madawaska Trail |
| Subdivision | Wasaga Beach        |
| City        | Wasaga Beach        |
| Province    | Ontario             |
| Postal Code | L9Z1X7              |

### Amenities

|                |                                          |
|----------------|------------------------------------------|
| Amenities      | Fireplace(s)                             |
| Parking Spaces | 2                                        |
| Parking        | No Garage                                |
| Has Pool       | Yes                                      |
| Pool           | Inground pool, Indoor pool, Outdoor pool |

### Interior

|                 |                                               |
|-----------------|-----------------------------------------------|
| Appliances      | Dryer, Furniture, Stove, Washer, Refrigerator |
| Heating         | Propane Forced air                            |
| Cooling         | Central air conditioning                      |
| Fireplace       | Yes                                           |
| # of Fireplaces | 2                                             |
| # of Stories    | 1                                             |

### Exterior

|          |              |
|----------|--------------|
| Exterior | Vinyl siding |
|----------|--------------|

### Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX By The Bay Brokerage |
|----------------|-----------------------------|



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