

\$380,000 - 4310 Canal Road, Severn

MLS® #S12392742

\$380,000

2 Bedroom, 1.00 Bathroom,
Single Family on 0.00 Acres

Rural Severn, Severn, Ontario

Escape to peace and privacy at this serene all-season waterfront home nestled along the stunning Severn River. Set on a deep, private lot with no neighbors to one side, this home offers the perfect blend of quiet seclusion and waterfront adventure. Enjoy 75 feet of sandy river frontage, your own private dock, and incredible nature views from a spacious patio complete with a built-in smoker and BBQ combo ideal for entertaining or relaxing by the water. This cute as a button home is beaming with charm. Inside, you'll find a newer kitchen, two bedrooms, one with walkout to patio, and a full bath all designed for year-round comfort. Enjoy the cozy wood stove for those crisp winter days indoors, and a riverside fire pit for summer nights and entertaining. A new septic system adds peace of mind, while easy access to the highway makes this a convenient getaway or permanent residence. Whether you're into boating, fishing, or simply soaking up the peaceful atmosphere, this is a must-see property offering affordability, tranquility, and natural beauty all in one. Land Lease with Parks Canada just over \$11,000/yr and with low property taxes for a waterfront home this one won't last! (id:6289)



Essential Information

Listing #	S12392742
Price	\$380,000

Bedrooms	2
Bathrooms	1.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	4310 Canal Road
Subdivision	Rural Severn
City	Severn
Province	Ontario
Postal Code	L0K2B0

Amenities

Amenities	Fireplace(s)
Features	Carpet Free
Parking Spaces	15
Parking	No Garage
View	River view, View of water, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Barbeque, Dryer, Washer
Heating	Electric Baseboard heaters
Cooling	Wall unit
Fireplace	Yes
# of Fireplaces	1
# of Stories	1

Exterior

Exterior	Vinyl siding
Lot Description	75 x 259 FT

Listing Details

Listing Office	RE/MAX HALLMARK CHAY REALTY
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