

\$1,099,000 - 195 Prest Road, Stirling-Rawdon (rawdon Ward)

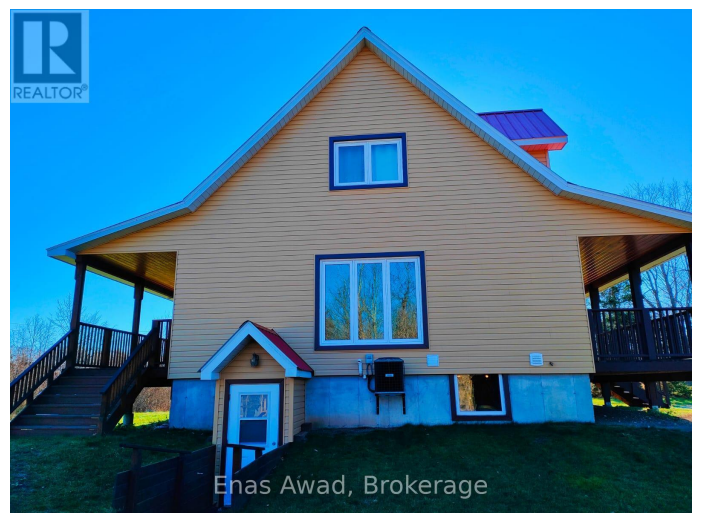
MLS® #X12298931

\$1,099,000

3 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Rawdon Ward, Stirling-Rawdon (rawdon Ward), Ontario

For Sale by Owner. For more information click on the "Brochure" Link. 11-years old 3-bedrooms, 2 bathrooms house on 145 acres, located South of HWY 7, halfway between Toronto and Ottawa, 30 min. drive from Belleville and HWY 401. Our house has central air, bigger windows, oak floors and staircases, the old style bath tub on paws, vaulted ceiling at the entrance and oversized covered porches at East and West sides, partially finished walk-out full basement. There is also a charming century farmhouse currently serving as a workshop and a storage facility that can be turned back into a dwelling with or without severance. It is on a separate well and under metal roof. 2-car detached garage is large enough for pick-up trucks; 10+ parking spaces. Land is zoned Marginal Agricultural, letting many uses. About 20 arable acres, presently under hay, can be certified organic, the balance is mixed bush with 5 ac of overgrown pasture and approximately 23 Environmentally Protected wetland ac at far end of property. Cedar is ready for logging, maple and oak hardwood assets need a few more years to grow. There is a life-time supply of firewood; the house is heated by a Napoleon wood fireplace backed-up with a high-efficiency propane furnace. The North field has one extra use as a perfect shooting range: deer and turkey. We never attempted



agricultural business, supplying friends and family with our pastured chickens fresh eggs, venison and fish, vegetables and greens, maple syrup and apple cider (many old trees still delivering), jam, berries, mushrooms and our very own bee honey.High-speed internet and good roads make possible remote and hybrid work.Crowe River is only 5 min. away; 10 min. drive to Booster Park Beach for lake swimming.Any travel includes driving 980 meters on all-year serviced municipal gravel road. We are at the end of it, enjoying maximum privacy. Please refer to Floor Plans for room measurements and should be verified by the buyer. (id:6289)

Essential Information

Listing #	X12298931
Price	\$1,099,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	195 Prest Road
Subdivision	Rawdon Ward
City	Stirling-Rawdon (rawdon Ward)
Province	Ontario
Postal Code	K0K2M0

Amenities

Amenities	Fireplace(s), Separate Electricity Meters
Utilities	Electricity, Electricity Connected, Wireless, Cable
Features	Cul-de-sac, Level lot, Wooded area, Partially cleared, Open space, Flat site, Wetlands, Dry, Level, Carpet Free, Sump Pump
Parking Spaces	10

Parking	Detached Garage, Garage
# of Garages	2

Interior

Appliances	Range, Water Heater, Water softener, Water Treatment, Dishwasher, Dryer, Freezer, Stove, Washer, Refrigerator
Heating	Propane Forced air
Cooling	Central air conditioning, Air exchanger, Ventilation system
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Vinyl siding, Wood
Lot Description	1544.7 x 2176.8 FT 100+ acres
Foundation	Poured Concrete

Listing Details

Listing Office	Enas Awad
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Listing information last updated on October 13th, 2025 at 3:17pm PDT