

\$1,995,000 - 1009 Mercedes Drive N, Minden Hills (minden)

MLS® #X12333110

\$1,995,000

5 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Minden, Minden Hills (minden), Ontario

A stunning point lot on 12 Mile Lake, with well over 500' of waterfront and an acre of land plus 4 acres of shared woodland trails behind it. All the sun or shade you could want. Three lake chain for amazing boating, fishing, recreation. This property has all the privacy you've been dreaming of and different buildings for privacy, working and/or separation. Three docks for sun or shade all day and maximum space for family and/or friends. The neighbours' cottages are a good distance away and tucked back, so you don't even know they are there. The water is clear and fresh for swimming and there is deep diving entry from one dock, sandbeach off another and shade into a sand entry for the third. Facing east, south and west for both gorgeous sunrises and sunsets. The main cottage is approximately 1750' feet, winterized, (all season) three bedrooms (one a loft bedroom), two bathrooms (one an ensuite), open concept kitchen, living & dining moving seamlessly to a large deck with hot tub overlooking the lake and property. Kitchen and both bathrooms are renovated, gorgeous stone fireplace in the main living area with sloped ceilings. Stunning distressed hemlock flooring throughout. There is some fabulous "bunkie" space - on the second floor of the two-car garage, cathedral ceilings, recently renovated with a farmhouse feel. Two bedrooms, bathroom, living room and deck.



Then there is a cabin with loft bedroom right on the lake. A sauna sits nearby for a nice steam before jumping off the boating dock into deep, clear water. There's also an open yard space - great for sports or activities, a large fire pit area overlooking the water and a beautiful two-story children's playhouse . A dream come true. It must be seen to feel the impact of the beauty and the privacy and to experience the drama of the big lake, colorful views. Incredible Pine trees throughout the property add to the cottage feel and the privacy. (id:6289)

Essential Information

Listing #	X12333110
Price	\$1,995,000
Bedrooms	5
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1009 Mercedes Drive N
Subdivision	Minden
City	Minden Hills (minden)
Province	Ontario
Postal Code	K0M2K0

Amenities

Utilities	Electricity, Sewer
Features	Wooded area, Irregular lot size, Rocky, Sloping, Level, Carpet Free, Guest Suite, Sauna
Parking Spaces	7
Parking	Detached Garage, Garage
# of Garages	2
View	Lake view

Is Waterfront	Yes
Waterfront	Waterfront

Interior

Heating	Electric Baseboard heaters
Cooling	Wall unit
Fireplace	Yes
# of Fireplaces	1
# of Stories	1

Exterior

Exterior	Wood
Lot Description	480 x 309.1 FT 1/2 - 1.99 acres

Listing Details

Listing Office	RE/MAX NIAGARA REALTY LTD, BROKERAGE
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Listing information last updated on October 28th, 2025 at 11:01pm PDT