

\$619,900 - 1208 Warrington Road, Frontenac (frontenac Centre)

MLS® #X12374760

\$619,900

2 Bedroom, 1.00 Bathroom,
Single Family on 0.00 Acres

45 - Frontenac Centre, Frontenac (frontenac Centre), Ontario

A timeless debate whether to buy land with acreage, or waterfront. How about a country year round bungalow that has the bonus of ownership in a waterfront lot on Sharbot Lake, and also backs onto approx. 600 acres of crown land! Sitting on a tranquil private lot at just under 2 acres with mature trees sprawling the property which shades this single level home. The airy layout is covered with beautiful pine floors throughout the living room, dining and kitchen, with 2 bedrooms and a freshly updated spacious bathroom. Enjoy morning coffees on the covered veranda that stretches the length of the home, or the screened in rear enclosed porch with half setup as a 3 season room heated with a wood stove, making a great seasonal guest sleeping or additional space off the primary. The large detached 20x30ft garage is great for the toys you'll need to enjoy the land and water, and launch your boat at the shared waterfront just a couple of lots over with great swimming, fishing and beautiful views. On a municipal road with fiber internet allows you to work from home or just stay connected, minutes to amenities in Sharbot Lake village, 25mins to Perth, an hour to Kingston or Ottawa, and away from it all. (id:6289)



Essential Information

Listing #	X12374760
Price	\$619,900
Bedrooms	2
Bathrooms	1.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Raised bungalow

Community Information

Address	1208 Warrington Road
Subdivision	45 - Frontenac Centre
City	Frontenac (frontenac Centre)
Province	Ontario
Postal Code	K0H2P0

Amenities

Amenities	Beach
Utilities	Electricity, Wireless, Electricity Connected, Telephone
Features	Cul-de-sac, Wooded area, Irregular lot size, Sloping, Backs on greenbelt, Open space, Conservation/green belt, Carpet Free
Parking Spaces	10
Parking	Detached Garage, Garage
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Central Vacuum, Water Heater, Water softener, Dishwasher, Dryer, Freezer, Microwave, Stove, Washer, Window Coverings, Refrigerator
Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Stories	1

Exterior

Exterior	Wood
Lot Description	202.6 x 457.8 FT 1/2 - 1.99 acres
Foundation	Concrete

Listing Details

Listing Office

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