

\$799,000 - 3327 Loughborough Drive, Kingston (city North Of 401)

MLS® #X12383617

\$799,000

4 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

44 - City North of 401, Kingston (city North Of 401), Ontario

This beautifully maintained two-storey brick and stone home stands as both a welcoming family retreat and a peaceful lakeside sanctuary. A short drive from Kingston's conveniences, it radiates serenity and timeless appeal. Featuring four generously sized bedrooms and two full bathrooms, this residence is ideal for family life or hosting guests. With open concept living on the main level and finished basement that includes a walk-out, adding a lot of versatile space. Updates include a high-efficiency heat pump (2022), owned hot water tank, and an advanced UV water treatment system all geared toward modern comfort and efficiency. A wood-burning fireplace insert (2019) adds cozy ambiance to the den during cooler months. Despite the idyllic setting, high-speed fiber-optic internet brings convenience, making remote work or streaming effortless. This property includes a second parcel of land, enhancing privacy and potential. With 21 feet of developed shoreline, you have direct lake access and idyllic waterfront views. A sturdy 10ft by 20ft new dock with electronic rail systems for effortless storing and launching your water craft. Loughborough Lake itself spans 24?km, offers over119km of shoreline, and is known for its fishing, boating, and beautiful landscapes. Also The proximity to Kingston (approximately 20km north of the city



center) makes this home great for an air B&B and a rare find for those seeking retreat and accessibility with your own access to Loughborough lake. (id:6289)

Essential Information

Listing #	X12383617
Price	\$799,000
Bedrooms	4
Bathrooms	2.00
Half Baths	1
Acres	0.00
Type	Single Family

Community Information

Address	3327 Loughborough Drive
Subdivision	44 - City North of 401
City	Kingston (city North Of 401)
Province	Ontario
Postal Code	K0H1S0

Amenities

Amenities	Marina
Utilities	Cable, Electricity
Features	Hillside, Country residential
Parking Spaces	4
Parking	Attached Garage, Garage
# of Garages	2
View	Lake view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Water Heater, Water softener, Dishwasher, Dryer, Microwave, Stove, Washer, Refrigerator
Heating	Oil Forced air
Cooling	Central air conditioning
Fireplace	Yes

# of Fireplaces	1
# of Stories	2
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Brick
Lot Description	110.9 x 176.8 FT 1/2 - 1.99 acres
Foundation	Block

Listing Details

Listing Office RE/MAX FINEST REALTY INC., BROKERAGE



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