

\$949,900 - 568 Mallard Circle, Selwyn

MLS® #X12467264

\$949,900

4 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Selwyn, Selwyn, Ontario

Welcome to the ultimate lakeside retreat, where your dreams of becoming a year-round vacationer come true! This charming cottage, with over 2,500 sqft of pure bliss, is waiting for you to make it your own. Boasting enough windows to rival a greenhouse, you'll bask in lake views from every angle. Sitting on nearly half an acre with over 130 feet of glorious west-facing lake frontage, you'll get sunsets so beautiful they'll make Instagram jealous. Got stuff? We've got storage! A large shed, a massive detached garage, and a carport will keep all your toys safe and sound. The huge private driveway ensures that even your friends with the RVs can come to visit without causing a traffic jam. Inside, you'll find a completely renovated space with thoughtful additions that scream luxury without the pretentious whisper. With 4 decent-sized bedrooms, there's room for everyone even that one friend who always crashes at your place. The cozy fireplace in the above-grade lower level with walkouts is perfect for those chilly evenings, and the brand-new lift-dock (arriving end of July) is ready for all your boating adventures. Need privacy? This gem is tucked away from the main road, giving you the peace and quiet you crave. Plus, there's space and rough-in for a hot tub, because what's a lakefront property without one? The huge covered patio is perfect for BBQs, morning coffees, or just admiring your lakeside kingdom. Convenience is key, and this property is steps away from town, ensuring



you're never far from the essentials. And with only a 30-minute drive to Peterborough, you're close enough to civilization, yet far enough to enjoy the serenity of lakeside living. Don't miss out on this one-of-a-kind opportunity its the retreat you didn't know you needed! (id:6289)

Essential Information

Listing #	X12467264
Price	\$949,900
Bedrooms	4
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Raised bungalow

Community Information

Address	568 Mallard Circle
Subdivision	Selwyn
City	Selwyn
Province	Ontario
Postal Code	K0L1T0

Amenities

Amenities	Schools, Fireplace(s), Separate Heating Controls, Separate Electricity Meters
Features	Carpet Free
Parking Spaces	8
Parking	Detached Garage, No Garage
# of Garages	1
View	View, Lake view, Direct Water View, Unobstructed Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Water Heater, Water Treatment, Dishwasher, Furniture, Microwave, Hood Fan, Stove, Refrigerator
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Heating	Propane Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Vinyl siding
Lot Description	50 x 241.9 FT ; 138 feet water frontage under 1/2 acre

Listing Details

Listing Office EXP REALTY



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