

\$2,299,000 - 1113 Moon River Road, Muskoka Lakes (medora)

MLS® #X12474568

\$2,299,000

12 Bedroom, 5.00 Bathroom,
Single Family on 0.00 Acres

Medora, Muskoka Lakes (medora), Ontario

A rare opportunity to own a unique, commercially zoned waterfront resort on The Moon River, offering endless potential for investors, family compounds, or a turn-key short-term rental business. Set on approximately 200 feet of coveted southwest-facing shoreline, this exceptional property enjoys all-day sun on the water and a sprawling sandy beach that's perfect for swimming, lounging, and riverside enjoyment. The main residence is a traditional style farmhouse brimming with warmth, charm, and character. With four bedrooms and inviting living spaces, it provides the perfect central hub for family gatherings or guest entertaining. Surrounding the main cottage are four self-contained two-bedroom cabins, each with its own unique layout and personality. Every cabin is positioned to take full advantage of river views, with private decks that overlook the water - ideal for morning coffee or sunset relaxation. Thoughtfully spaced, the cabins also offer just the right amount of privacy for guests or renters to feel at ease. Located just minutes from the vibrant town of Bala, and also close to the charming community of Port Carling, this property offers easy access to fantastic dining, shopping, live entertainment at Kee to Bala, and all the amenities of Muskoka. Whether you're looking to host large families, run a boutique riverside business, or develop a thriving short-term rental portfolio,



this property is loaded with opportunity.
Commercial zoning allows for a wide range of
uses and long-term growth potential in one of
Ontario's most desirable destinations.
(id:6289)

Essential Information

Listing #	X12474568
Price	\$2,299,000
Bedrooms	12
Bathrooms	5.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1113 Moon River Road
Subdivision	Medora
City	Muskoka Lakes (medora)
Province	Ontario
Postal Code	P0C1A0

Amenities

Amenities	Beach, Marina, Park, Fireplace(s)
Utilities	Cable, Electricity
Features	Flat site
Parking Spaces	10
Parking	Detached Garage, Garage
# of Garages	2
View	Lake view, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	All, Furniture
Heating	Electric Baseboard heaters
Fireplace	Yes
# of Fireplaces	3

Exterior

Exterior	Wood
Lot Description	200 x 381 FT

Listing Details

Listing Office PSR



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