



CLIENT VIEW



List Price	\$529,000	MLS #	SM251640
Status	FOR SALE	Type	Detached
		SubType	Residential
Address	1076 Dunlop Shores RD		
City	Elliot Lake		
	P5A 2S9		
District	East	Zoning	Seasonal/Rec
Sub District	Elliot Lake	Lot Size	159.45 x N/A
Assessment \$	201,000.00	Acreage	1.36
Annual Taxes \$	\$4,666.00	Fronting On	North
	2024	Land Type	Deeded Land
	/		
Possession			
Closing Date			

Public Remarks Discover the ultimate waterfront retreat on 1.36 acres of prime Dunlop Lake property. With 159 feet of shoreline, this parcel offers unparalleled access to water recreation. Enjoy the existing 24' x 32' fully furnished recreational dwelling, built in 2011, featuring 200 amp service, electric heat, and a cozy pellet stove. While the comfortable ground level with loft abode (framed and wired for 2 bay garage) provides immediate enjoyment, the cleared land presents the perfect canvas to build your dream home if you so choose. Relax in the octagonal sauna featuring a wood-burning Harvia stove, refresh in the outdoor shower or unwind in the screened-in gazebo overlooking the lake. Two aluminum docs complete this amazing package. Your lakeside adventures awaits!

Directions

Roll # **574100002112640**
PIN **313940199**

Waterfront Y/N	Yes	Waterfront Name	Dunlop Lake
Sign Y/N	Yes	Lockbox Y/N	Yes
Local Imprv	No	Imprv Cost \$	
Survey Y/N		Survey Date	
Approx SqFt	1001-1200	SPIS Y/N	
# Bdrms AG	2	# Bdrms BG	0
TTL	2		
# Full Baths	0	# Half Baths	0
TTL	0		
Age		Age (Building)	11-15
Hydro Costs \$ / Per Heat Cost \$ / per Condo/Lot Fee \$/Mo			
Rental Equip	None		
		STYLE	1.5 Storey
		SERVICES AVAILABLE	Bus Service, High Speed Internet, Hydro, Private Garbage Disposal
		WATER/WELL	None
		SEWER/SEPTIC	None
		SITE INFLUENCES	Recreational Trails, Scenic View, Waterfront Lot, Wooded Lot
		BASEMENT 1	None
		EXTERIOR FINISH	Vinyl
		FEATURES INTERIOR	Sauna
		FEATURES EXTERIOR	Deck, Dock
		HEATING TYPE	Woodstove
		HEATING SOURCE	Electric, Pellet
		DRIVEWAY SIZE	Single
		DRIVEWAY DETAILS	Gravel

Chattel Included As viewed on MLS/ All Appliances, all Furniture, All Patio Furniture, All Window Coverings, Sauna, Screened in Gazebo,

Fixtures Excluded All Personal Items, Tools, 2 Paddleboards

LEVEL	ROOM	SIZE	FLOOR

LEVEL	ROOM	SIZE	FLOORING

List Office **Oak Realty Ltd. - OFFC: 705-848-9000**

Selling Office

Sold Price

Firm Date

Compliments of: **Megan Admin_Woods - OFFC: 705-848-9000**

BROKERAGE STAFF

E-mail: **admin@oakrealty.ca**

Company Name: **Oak Realty Ltd. - OFFC: 705-848-9000**

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