



SCOTT BURNS
 Broker Of Record
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1435 COUNTY 8 ROAD, Delta K0E 1G0 **ML#: 1122144**



Status: **Active**
 Dist/Neigh: **818- Rideau Lakes (Bastard)**
 Municipality: **Rideau Lakes Twp**
 Neigh Name: **Chantry**
 Lot Size: **237' x 297'**
 Zoning: **Residential**
 Zoning Desc: **Vacant**
 Occupancy: **Vacant**
 Legal Desc: **PT LT 14 CON 6 BASTARD AS IN LR304339; S/T 15D7482; RIDEAU LAKES**

List Price: **\$224,000**
 Sub Type: **Residential**
 Fronting: **North**
 # Acres: **1.600**
 SqFt:
 Seasonal:

Directions/Remarks

Directions: **From County Road 42 or from Country Road 5, Turn onto County Road 8 towards the village of Chantry. Follow to Pin#1435.**

Public Remarks: **This amazing late 1800's Victorian Home is known as the "Stephen Seaman Junior House" located in the heart of the Rideau Lakes Township near the village of Chantry. The original craftsmanship is incredible with huge baseboards, stunning stair cases and benches, stained glass windows and 3 fireplaces with gorgeous details (including one in the master bedroom). Main floor 2 pc bath, huge bedrooms on the second floor and a large third floor rec room (could be a 4th bedroom / master) with a 5 pc bath. There is also an oversized 2+ car garage with a finished second floor for additional storage / living etc. There is also another detached single car garage. Lots of work & elbow grease needed but this property could be brought back to its former glory and would make a fantastic, unique family home. Check out the cover and article written in the book "My Own Four Walls" by Diane Haskins for further history on this stunning property.**

Property Information

Style: Detached	Type: 3 Storey	Total Beds: 3	Total Baths: 3
Builder:	Model:	Beds AG: 3	FB/PR Bths: 2/1
Year Built: 1892/Approx	#Gar: 4	Beds BG: 0	Ensuites: 0
Parking Desc: 3+ Garage Detached		#Cover: 4	Total Park: 8
Heat Desc: Forced Air		Heat Fuel: Oil	
Air Conditioning: None		Roof: Asphalt Shingle, Metal	
Water Supply: Drilled Well		# FP: 3	FP Fuel: Wood
Exterior Finish: Wood		Sewer: Septic Installed	
Foundation: Stone		Construction:	
Basement Desc: Cellar, Crawl		Basement Dev: Unfinished	
Floor Covering: Hardwood		Fire Retrofit:	
Appliances Incl:			
Feat/Equip Incl:			
Site Influences: Family Oriented, Private, School Bus			
Neigh Influences: Paved Road, Recreation Nearby, Shopping Nearby, Water Nearby			
Exclusions:			
Rental Equip: Unknown			
Restrictions:			
Assistive Feat:			

Room Information

Room Type	Level	Dimensions	Room Type	Level	Dimensions	Room Type	Level	Dimensions
Living Rm	Main	13'10" x 16'10"	Dining Rm	Main	13'10" x 15'4"	Kitchen	Main	12'2" x 18'6"
Family Rm	Main	13'10" x 16'10"	Bath 2-Piece	Main		Master Bedrm	2nd	17'3" x 26'8"
Bedroom	2nd	13'11" x 15	Bedroom	2nd	12'6" x 14'4"	Bath 4-Piece	2nd	
Recreation Rm	3rd	19'10" x 31	Bath 5-Piece	3rd				

Other Property Information

Assoc/POTL Fee: **\$0** Taxes/Yr: **\$3,019.00/2016** Survey/Yr:

Fee Freq: **N/A** Assmt/Yr:

Office Information

List Office #1: **RIDEAU REALTY LIMITED, Brokerage**