



2018-10-16

122 MURRAY ROAD, Elgin K0G 1E0

ML#: 1130338

New Listing!



Status: Active
Dist/Neigh: 817- Rideau Lakes (S Crosby) Twp
Municipality:
Neigh Name: Opinicon Lake
Lot Size: 85' x 70'
Zoning:
Zoning Desc: Seasonal
Legal Desc: PT LT 14 CON 8 SOUTH CROSBY PT 1, 28R5880; T/W LR188781; RIDEAU LAKES

List Price: \$224,000
Sub Type: Residential
Fronting: North
Acres:
IrreglSqFt:
Seasonal:

Directions/Remarks

Directions: From Hwy. 15 turn onto Davis Lock Rd. - Follow to Murray Rd - #122 on left.

Public Remarks: Welcome to 'The Four Corners Cottage' located on Opinicon Lake of the Rideau System. This one-bedroom cottage has been renovated to bring a slice of luxury to the lake! This split level cottage boasts a bedroom, bathroom, kitchen & living area upstairs, and an open space living area downstairs. Downstairs, double doors open onto a patio and walk right down to the dock and the lake. Situated in a quiet bay, this cottage provides some peace and quiet, whilst also being within quick reach of Davis Lock, Chaffey's Lock, the town of Elgin, and all that the Rideau system has to offer. Would make for an excellent starter cottage so call today to book your private viewing!

Property Information

Style: Detached	Type: Bungalow	Total Beds: 1	Total Baths: 1
Builder:	Model:	Beds AG: 1	FB/PR Bths: 1/0
Year Built: Unknown	#Gar: 0	Beds BG: 0	Ensuites: 0
Parking Desc: Open		#Cover: 0	Total Park: 3
Heat Desc: Other (See Remarks)		Heat Fuel: Other (See Remarks)	
Air Conditioning: None		Roof: Asphalt Shingle	
Water Supply: Lake Intake		# FP:	FP Fuel:
Exterior Finish: Vinyl		Sewer: Septic Installed	
Foundation: Block		Construction:	
Basement Desc: Full		Basement Dev: Partly Finished	
Floor Covering: Laminate		Fire Retrofit:	
Appliances Incl: Refrigerator, Stove			
Site Influences: Lakefront, Lakeview, Water Access, Waterfront			
Neigh Influences: Water Nearby			
Rental Equip: None.			

Room Information

<u>Rm Type</u>	<u>Level</u>	<u>Dimensions</u>	<u>Rm Type</u>	<u>Level</u>	<u>Dimensions</u>	<u>Rm Type</u>	<u>Level</u>	<u>Dimensions</u>	<u>Rm Type</u>	<u>Level</u>	<u>Dimensions</u>
LIVRM	Main	15' x 9'8"	KITCH	Main	15' x 9'8"	MBED	Main	9' x 7'2"	BATH3	Main	
RECRM	Lower	15'6" x 11'8"									

Other Property Information

Assoc/POTL Fee: \$125
Fee Freq: Annual
Taxes/Yr: \$1,756.00/2017
Assmt/Yr:
Survey/Yr:

Office Information

List Office #1: RIDEAU REALTY LIMITED, Brokerage

Conditional/Sold/Other Information

FD:
DOM: 1
SRD:
PR:
SD:
CD:
SP: