

2020-01-20

133 SWAN LANE, Portland K0G 1V0

ML#: 1179345



Status: Dist/Neigh: Municipality: Neigh Name: Lot Size: Zoning: Zoning Desc: Legal Desc:

Active 816- Rideau Lakes (N Crosby) Twp Big Rideau Lake 150 ' x 431 ' Recreational

List Price: \$ Sub Type: R Fronting: N # Acres: 1 SqFt: Seasonal:

\$1,069,000 Residential Northwest 1.500

PT LT 2-3 CON 1 NORTH CROSBY PT 3 28R5984 T/W LR211955; RIDEAU LAKES

Directions	5:	From Narrows	Lock Rd turn or	nto Swan L	ane - Follow to Pin	ns/Remarks #133 (on righ						
Public Remarks:		Welcome to 133 Swan Lane on Big Rideau Lake! This 6-bedroom home is situated on a nicely treed lot giving you lots of privacy and a view of qui Hudson Bay. On the main level you will find an open concept kitchen, living, and dining making it the perfect spot for entertaining. There is also a bedroom and bathroom. Upstairs includes another bath as well as 3 more bedrooms with the master including a screened in porch. Fully finished basement with a large rec. room as well as 2 more bedrooms. Everything you could ask for outside including: detached garage (24' x 40'), firepit, large U-shaped dock, 3 screened gazebos (one includes a hottub), outdoor shower, sprinkler system, and 5 bunkies! Each bunkie is insulated with heat and A/C. This is a must see property so call today to book your private viewing!										
Style:		Detached		Type:	Property 2 Sto	Information	Total Be	dei	6	Total	Baths:	2
Builder: Year Built: Parking Desc: Heat Desc: Air Conditioning: Water Supply: Exterior Finish: Foundation: Basement Desc: Floor Covering:		2001/Approx 1 Garage Detached, Open Forced Air Central Drilled Well Vinyl Poured Concrete Full Carpet Wall To Wall, Ceramic,		Model:	2		Beds AG:4Beds BG:2#Cover:0Heat Fuel:6Roof:4# FP:2		4		Bths:	2/0 1
				#Gar:					2	Ensuit		
									0 Total Pa Propane		Park:	(: 8
										Asphalt Shingle		
									1			Wood
									Septic			
							Fire Retr	ofit:				
Appliance	s Incl:	Dishwasher, D	ryer, Microwave		Refrigerator, Stove	e, Washer	Fire Retr	ofit:				
Appliance: Feat/Equi	s Incl: ip Incl:	Dishwasher, D Hot Tub, Wood	ryer, Microwave	/Hood Fan,	Refrigerator, Stove	e, Washer	Fire Retr	ofit:				
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Appliance: Feat/Equi Site Influe Neigh Infl Rental Equ <u>Rm Type</u> KITCH BATH3	s Incl: ip Incl: ences: luences: uip: <u>Level</u>	Dishwasher, D Hot Tub, Wooc Hydro, Lakefrc Golf Nearby, H Furnace, A/C, <u>Dimensions</u>	ryer, Microwave I Stove ont, Lakeview, V lighspeed Availa Hot Water Tank <u>Rm Type</u>	/Hood Fan, /aterfront ble, Water less, Alarm <u>Level</u>	Nearby System Dimensions	nformation <u>Rm Type</u>	Level	Dimens	'7" 10'3"			
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