

\$998,000 - 53 SANDY Island

Listing ID: 40616397

\$998,000

3 Bedrooms, 2 Bathrooms, 3.2 acres

Single Family

53 SANDY Island, Parry Sound, Ontario,
P2A0B7

A short boat ride from the marina. This private oasis offers the ultimate escape. Backing onto protected land for additional privacy & seclusion while enjoying the wonders of Mother Nature's and wildlife. South-eastern exposure w/ sun throughout the day & sunset filled skies. Long sand beach shoreline, perfect for those of all ages to swim in your very own front yard. Crystal clear like waters & great fishing. This custom-built cottage features a loft design w/ 3 bedrooms & 2 bathrooms. The main floor offers an open concept living & dining area with 21 ft. ceilings, engineered hardwood floors, & large windows that flood the space with natural light. Upstairs, the loft provides stunning views of the bay. Modern kitchen is equipped w/ maple cabinets, dark quartz counters, brushed aluminum backsplash & propane stove. A separate pantry & breakfast counter add convenience & functionality. Full basement just waiting for your finishes. NO HYDRO COSTS. Enjoy off-grid living w/ amenities such as electricity provided by a 4,000 watt inverter solar system supplemented by a quiet backup generator. Solar Fridge by SunDanzer. Lake water intake w/ triple filtering system, & propane heated hot

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water. Pacific Energy air-tight wood stove. A new 100 feet long sectional aluminum dock, fiberglass storage shed, woodshed, outhouse. Approximately 15 years new. Hardie Board siding, a block foundation. A rare opportunity to own your piece of paradise in one of Georgian Bay's most desirable locations. Ideal for nature lovers & outdoor enthusiasts. Set up to live the island life for 3 full seasons in comfort like home. Enjoy the unparalleled beauty of Georgian Bay's 30,000 Islands w/ seemingly endless boating. Boat ride from your cottage or drive from the marina to Parry Sound for shopping, restaurants, hospital, markets, theatre of the arts and more. Click on the media arrow/video, pictures, 3-D imaging & virtual tour. Some images have been virtually staged. (id:50245)

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