

LISTING HIGHLIGHTS

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138 MAIN STREET S. | KENORA ONTARIO | P9N 1S9 | CABINCOUNTRY.COM



**1545 Redditt Road
42136-0612
Black Sturgeon Lake**

Lot

- 1,542.22 ft of frontage
- 12.53 Acres
- Low to medium profile lot
- Access to Winnipeg River
- Private boat launch and sand beach

Improvements

- | | |
|----------------------------------|---|
| ○ All new appliances | ○ New shingles |
| ○ New exterior finishings | ○ Car port |
| ○ Total living space 5,600 sq ft | ○ Open concept living room, large rec/games room |
| ○ 3 bedrooms, 5 bathrooms | ○ Private master bedroom with steam jacuzzi ensuite |
| ○ Radiant water heat system | ○ Main floor laundry |
| ○ New windows | ○ 3 car garage |
| ○ Custom kitchen with island | ○ Distilled drinking water system |

Services: Bus service, cable, garbage pickup, high speed internet, hydro (2020 - \$2,366.89), propane (2020 - \$7,779.00), telephone

Access: North on Redditt Road to Mineault Drive

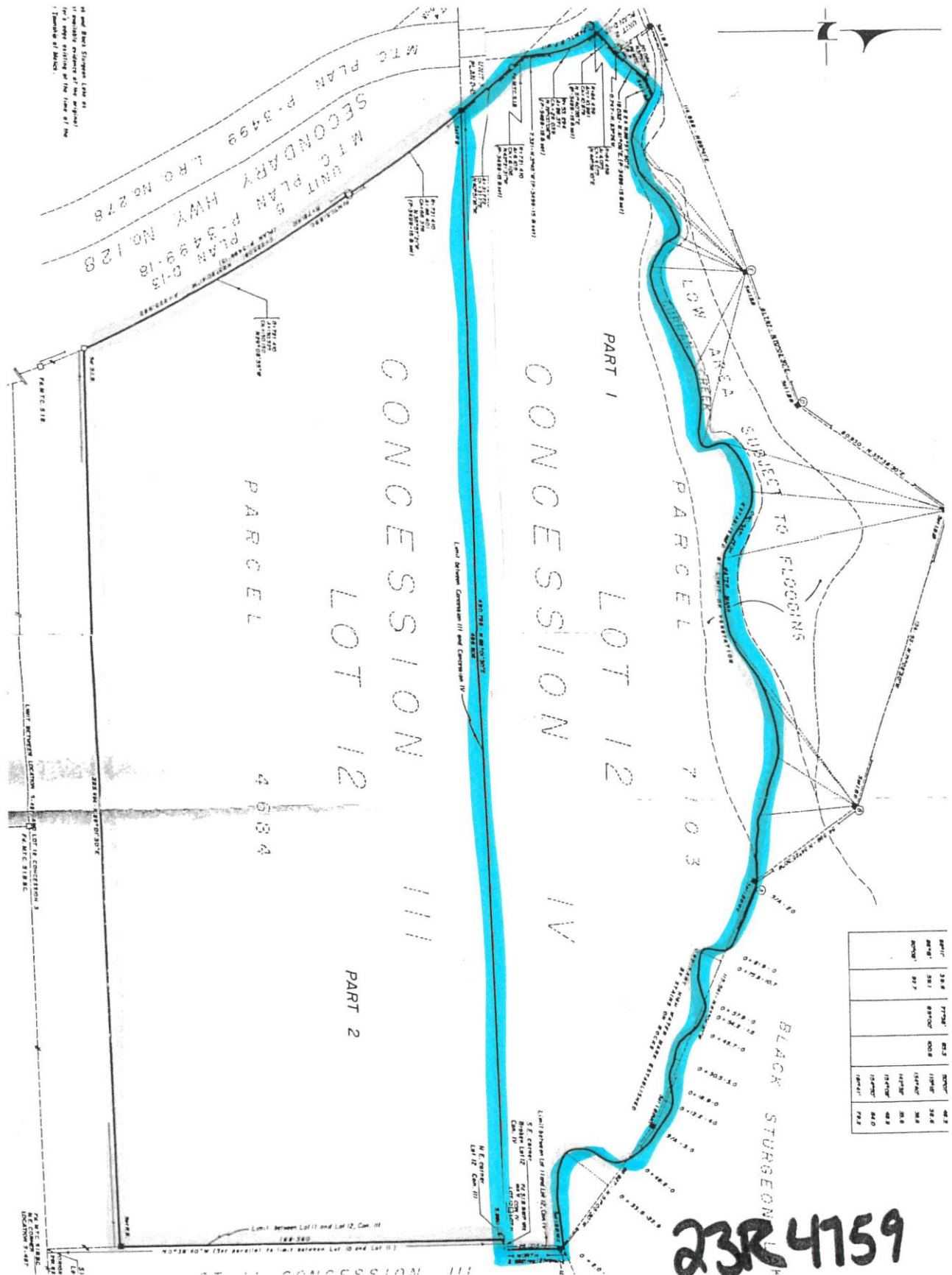
Taxes: \$10,990.18 in 2019

Comments: 3 Bedroom, 5-bathroom custom built home has everything to offer a large family or a group of friends! Located in a quiet, calm bay, this low to medium profile lot has it all!

File 4237

\$869,000

to and from Sturgeon Lake as
it is the property of the owner
of the land on which the bridge
is located at this time of the
writing of this map.



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