

LISTING HIGHLIGHTS

OFFICE: 807.468.3541 TOLL FREE: 800.528.8848 FAX: 807.468.4676
138 MAIN STREET S. | KENORA ONTARIO | P9N 1S9 | CABINCOUNTRY.COM



PIN 42126-0083
22 Barnes Lake Road
Barnes Lake

Lot

- 1.26 acres
- Unorganized territory
- Low profile to the water
- Eastern exposure
- Large bedrock shoreline
- Frontage is +/- 200 feet

Improvements

- | | |
|---|-----------------------------|
| ○ Built in 1980 | ○ Screen room (25 x 8) |
| ○ +/- 1,450 sq. ft. on the main floor | ○ Private boat launch |
| ○ 2 bedrooms plus loft (289 sq. ft.) | ○ Propane furnace 2015 |
| ○ 1.5 bathrooms (4 pc plus 2 pc) | ○ Crown land to the north |
| ○ Lower level finished walkout basement | ○ Detached garage (20 x 20) |
| ○ Concrete foundation | ○ Dock shed (8 x 12) |
| ○ Metal roof | ○ New floating docks |

Services: 200 AMP hydro, central air, central vac, propane furnace, filtration with UV light, septic field

Access: Hwy 17 East to Barnes Lake Road

Taxes: \$1,230.00 in 2021

Comments: Year-round living with only 3 other neighbors

File 4497

\$609,900

BARNES LAKE

