

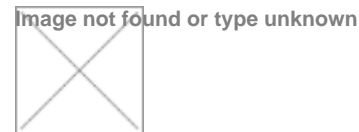


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Chestnut Park Real Estate Limited, Brokerage
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1052 Rat Bay Road - 116 Algonquin Cottage Week 9, Lake of Bays, ON, P1H 2J6,
Canada

MLS®# 40083610



Property Value	\$57,000
Type	Cottage
Living Area	922 sq.ft.
Bedrooms	2
Bathrooms	2 full

Description

Blue Water Acres fractional ownership resort has almost 50 acres of Muskoka paradise and 300 feet of south-facing frontage on Lake of Bays. #116 Algonquin Cottage is a 2 bedroom cottage and is located next to a beautiful woodlot on the west side with lots of privacy. There are no cottages in front of 116 Algonquin which has a lovely view and very easy access to the beach and lake. There are 4 red Muskoka chairs on the deck & 4 chairs in the Muskoka Room (sunroom) for 116 Algonquin making it extra special.

The Muskoka Room in 116 Algonquin is fully insulated for year round comfort. This is NOT a timeshare, you would actually own a share of the cottage that you buy with 9 other owners. Ownership includes a share in the entire complex. This gives you the right to use the cottage Interval that you buy for one core summer week plus 4 more floating weeks each year in the other seasons.

Facilities include an indoor swimming pool, whirlpool, sauna, games room, fitness room, activity centre, gorgeous sandy beach with shallow water ideal for kids, great swimming, kayaks, canoes, paddleboats, skating rink, tennis court, playground, and walking trails. You can moor your boat for your weeks during boating season. Check-in is on Sundays at 4 p.m. ANNUAL maintenance fee for 116 Algonquin cottage is \$4,593 + HST. Core week 9 for this cottage starts August 22 in 2021 & the remaining week in 2021 for 116-9 Algonquin starts September 12. There is a laundry in the Algonquin cottage. No HST on resales. All cottages are PET-FREE and Smoke-free.

Ask listing agent for details about fractional ownerships and what the annual maintenance fee covers.



