

# \$369,000 - 0 ROCK LAKE Road

---

## Listing ID: 40481965

**\$369,000**

2 Bedrooms, 1 Bathrooms, 832

Single Family

0 ROCK LAKE Road, Algonquin, Ontario,  
P0A1H0

Set amongst towering white pines on the peaceful shores of the Madawaska River, this Algonquin Park leasehold cottage has the rare added bonus of drive to access. The completely level and private site is home to a sweet cottage perched at the river's edge & in ready to enjoy condition. Savour glorious sunsets & tranquil river & forest views + morning coffee on the sunny rear deck.

Cozy yet bright, cottage features include a large living rm with woodstove; full kitchen with brand new propane fridge, propane range, breakfast nook & wood cookstove; dining rm and sunroom/sitting area combo; 2 bdrms, a full bath with tub/shower, sink, hot/cold running water & a brand new Cinderella incinerating toilet (\$7.2K). Sleeps 7+ comfortably with queen bed in the primary, new double/single bunks + futon in the living rm. Off-grid yet well set up with propane lights/appliances, bbq, generator, propane hot water heater, gas water pump, outhouse for overflow guests. 2 excellent outbuildings provide tons of storage for tools, bikes, fire wood, cottage gear, etc. Take advantage of this excellent location with the ability to easily paddle into nearby Whitefish and Rock lakes, bike the rail trail, use the facilities at the Rock Lk campground (laundry, water, etc), hike from

# \$369,000 - 0 ROCK LAKE Road

---

the cottage to the Booth's Rock trail, paddle & portage into the Backcountry right from your cottage. Rock Lk Rd will be kept open yr round for the next 10 yrs, giving you the ability to drive most of the way to the cottage all yr. Dive off the dock for peaceful river swimming, or, paddle 5 minutes to the sandy beach on Whitefish Lk for the kids to play. Watch for Mama & baby moose across the river, regular visitors. Hike, bike, paddle or just enjoy lazy days at the cottage followed by sunsets & the fantastic firepit. New lease in place through 2038. Lease fees \$7900 for 2023. Turnkey offering, just show up with your groceries & cottage wear to start enjoying all Algonquin has to offer at this restful retreat (id:49587)

MLS®, REALTOR®, and the associated logos are trademarks of The Canadian Real Estate Association

Data Provided by: The Lakelands Association of REALTORS®

Last Modified: 25/09/2023 10:29:00 AM

Listing Office: Chestnut Park Real Estate Limited, Brokerage, Baysville