

# \$299,900 - 1003 MATTHEWS Drive Unit# C5 12SA

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## Listing ID: 40482394

**\$299,900**

3 Bedrooms, 3 Bathrooms, 2.76 acres

Single Family

1003 MATTHEWS Drive Unit# C5 12SA,  
Windermere, Ontario, P0B1P0

A premium 12-week equity fraction at 'The Cottages at Windermere' overlooking Lake Rosseau. With the last 2 weeks of July back-to-back every year, and the first 2 weeks of September back-to-back every year, a week in June, 3 other fixed weeks, plus 4 floating weeks, this is a very appealing fraction affording some of the most highly desired weeks and a very sought after schedule.

Cottage 5 is one of only six cottages, luxuriously appointed, featuring 3 bedrooms, 3 baths, 2,275 sq. ft. of beautifully flowing interior space, plus approx. 800 sq. ft. of exterior living space, with southwest lake vistas, stone fireplaces, gourmet kitchen, and more. Luxe lakeside living, worry-free and maintenance-free, in one of Lake Rosseau's most sought after locations ~ Windermere. And, with Windermere House now open in all 4 seasons, 5 star service, offering dining and spa options at your fingertips, and just a stone's throw from the Lake Rosseau beach, public docks, marina with on the water lunch spot, and a short stroll to the golf course and tennis courts, Windermere has so much to offer. If you are seeking a fractional ownership opportunity in Muskoka, this represents unquestionably good value to market. N.B. - the 12 weeks

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consist of 8 fixed weeks and 4 floating weeks (owner draft); the fixed weeks are as follows for 2024: Jan 26-Feb 2; Mar 15-Mar 22; Jun 7-Jun 14; Jul 19-Jul 26; Jul 26-Aug 2; Aug 30-Sep 6; Sep 6-Sep 13; Oct 4-Oct 11. A premium schedule giving a total of 4 summer weeks, plus one in June, and the 4 summer weeks are broken into two sets of 2 weeks back-to-back. Very, very appealing. (id:49587)

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