

# \$1,099,000 - 10827 KIMBALL LAKE WAO

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## Listing ID: 40485068

**\$1,099,000**

3 Bedrooms, 1 Bathrooms, 1430

Single Family

10827 KIMBALL LAKE WAO, Dorset,  
Ontario, P0A1E0

Kimball Lake is considered a jewel in the Dorset area. Properties so seldom become available on this lake that they are often sold “sight unseen”. It abuts Algonquin Park and has only 13 cottages with the rest of the lake being Crown land. You can boat to Bear Lake and Kawagama Lake from Kimball Lake or hike to the interior of Algonquin Park. The access to the property is by boat and that is by choice. The lucky few that own properties on this lake value their privacy above all and the limited access effectively reduces human encroachment. The lake is large enough to land a float plane and the beautiful beachfront is perfect for mooring one. There is also private trail to the property for winter access, either by snowmobile side by side. The lot is totally level with 171 feet of perfect sugar sand beach and 1.5 acres. It abuts Crown land to the side and to the rear and is within walking distance of a portage trail that will take you to Rockaway Lake in Algonquin Park. The view down the full length of the lake is glorious, with sun from early in the day to spectacular sunsets. The cottage and various out buildings are simple structures that are extremely well designed, built, and maintained. The location is remote but the amenities satisfy all creature comfort needs.

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It is a totally self-sufficient off-grid property with full solar system as well as backup generator power system. There is a full septic system with fully winterized, year round water system. You can enjoy stunning winter days in total privacy and seclusion. The lakeside bunkie sleeps 5+ and is fully insulated and heated for year round comfort. Round out the package with a sauna on the beach, a workshop and various other out buildings and there's everything you'll need or want. This property is ideal for as a family recreational property, an ultra-comfortable hunt camp and wilderness base camp. Truly one of a kind with the kind of quiet and serenity that's hard to find.  
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Listing Office: Royal LePage Lakes Of Muskoka Realty, Brokerage, Dorset