

# **\$234,900 - 1235 DEERHURST Drive Unit# 55-305**

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## **Listing ID: 40488689**

**\$234,900**

1 Bedrooms, 1 Bathrooms, 562

Single Family

1235 DEERHURST Drive Unit# 55-305,  
Huntsville, Ontario, P1H2E8

Stunning top floor condo unit located at Muskoka's premier resort – Deerhurst.

Enjoy a sunny afternoon on your private balcony with western views over the golf course, pond and surrounding hillside.

Experience 4 seasons of fun with all of the Deerhurst amenities at your doorstep! Enjoy full access to the waterfront, canoes, kayaks, stand up paddleboards, 3 outdoor pools, 1 indoor pool, hot tubs, gym, tennis courts, beach volleyball, skating rinks, cross-country skiing, snowshoeing, hiking, nightly campfires along with 2 golf courses, 3 restaurants (with homeowner discounts), spa, general store, art gallery and more. The Town of Huntsville is only 5 minutes away, with many stores, restaurants, and shopping. This immaculate unit is fully furnished and includes a gas fireplace, kitchen, full bathroom with walk-in glass shower, large bedroom with two beds, pull out sofa for additional guests, and a large balcony. This unit is offered fully furnished. The common area in the building includes laundry facilities, large living room and a dining area with a television and fireplace for additional gathering space. Condo fee is \$943.94 monthly plus HST – HST is recoverable when on the rental program. Condo fee includes: water, sewer, hydro,

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natural gas, cable TV, internet, and use of recreational facilities along with all the other normal condo items. Annual property tax \$2380. Unit is currently on the rental program with the resort. Unit provided a revenue to the owner in 2022 of \$12,714 which included 29 nights of owner use. Enjoy the resort lifestyle! (id:49587)

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