

Listing ID: 40409945

\$129,900

3 Bedrooms, 3 Bathrooms, 1888

Single Family

1020 BIRCH GLEN Road Unit# V15 W2P1
or W3P2, Baysville, Ontario, P0B1A0

Highly motivated seller. Escape to the ultimate lakeside lifestyle with this incredible fractional ownership opportunity on Lake of Bays in cottage country. This stunning 2-storey Villa offers five weeks per year per interval, allowing you to truly immerse yourself in the beauty of the surrounding area. With three spacious bedrooms and a versatile den that can easily double as a fourth bedroom, this villa provides the perfect balance of luxury and comfort. Located just steps away from the water's edge, boathouse, clubhouse, and swimming pool, you'll never run out of ways to stay entertained. Enjoy a fixed summer week and four floating weeks each year, giving you ample opportunities to take advantage of all the property has to offer. On-site amenities include a pool, games room, and various water activities such as kayaking, canoeing, and paddleboarding. Stay connected to the outside world with reliable WIFI and cable TV. Don't miss out on this extraordinary opportunity to experience the ultimate lakeside lifestyle. With three fractions available in this unit, you even have the option to own two or three back-to-back summer weeks and a total of up to 15 weeks a year for an extended lakeside getaway. The owners

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consider the main value of these three intervals is as a single three-week-long lodging period at the Landscapes Resort. They were purchased as such and remain intact. There is an added benefit of several other annual weeks including some Christmas and Spring Break weeks that can provide revenue to help with maintenance costs. The owners are especially interested in entertaining offers for all three fractions together. Weeks 2024 (Week 2 interval): January 5th, January 12th, May 24th, June 28th & September 27th Weeks 2024 (Week 3 interval): January 19th, March 29th, June 7th, July 5th, & October 18th (id:50245)

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Listing Office:Bracebridge Realty, Brokerage - Bracebridge