Kingswood, Haliburton Hills, Hammonds Pl.

96 Matthew Drive

$990,000

Dawn Dauphinee, FRI

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Description

Welcome to your lakeside haven, a stunning 5-bedroom home that offers tranquil waterfront living. Step inside and be greeted by abundant natural light that fills every corner, highlighting the spacious formal living room and a charming eat-in kitchen. The heart of the home is the great room, featuring a cozy fireplace perfect for relaxing evenings. The lower level is thoughtfully designed for extended stay guests, providing a comfortable private suite with its own bathroom. You'll also find a large recreation room and a versatile gym/movie tech room, offering endless possibilities for leisure and entertainment. The walkout basement leads to the

expansive outdoor space, complete with a unique chicken coop. Wander down the serene path leading to the lake, where a delightful picnic area awaits, along with a relaxing sauna and a full dock. Enjoy endless summer days swimming and boating, and when winter arrives, the lake transforms into a natural ice rink for skating. This exceptional property truly offers a home and cottage experience all in one.

Specifications

MLS® Number	202510688
Class	Residential
Type	Single Family
Bedrooms	5
Bathrooms (full/half)	3/1
Main Living Area	2,386 sq. ft.
Total Living Area	3,568 sq. ft.
Age	0 years old
Parking	PARKING FOR MORE THAN 5 CARS
Garage	DOUBLE
Flooring	Carpet,Hardwood
Heating	Baseboard,Hot Water
Fuel Type	Oil
Water Source	Municipal
Sewage Disposal	Septic

Room Sizes

Main Floor

Dining Room	11'2x14'1
Great Room	14'11x19'2
Kitchen	12'9x10'1
Living Room	15'2x12
Laundry/Bath	5'7x5'10
Bath 1	5'x6'7
Eat In Kitchen	14'9x9'10

2nd Level

Primary Bedroom	15'7x12'2
Bedroom	13'8x11'11
Bedroom	13'2x10'5
Bedroom	10'7x15'5
Ensuite Bath 1	8'7x15'11
Bath 2	10'7x7'9

Lower Level

Bedroom	10'8x18'3
Games Room	16'5x12'6
Rec Room	12'9x19'3
Utility	9'11x11'7
Bath 3	10'8x4'10

Income Information

Rental Income	Potential

Location

Photos