



# Lot 13 Block 2 - \$597,000.00

## 3 Bedroom Bungalow Paint Lake - Cottage Bay Road

*Absolutely gorgeous custom Eagle Creek Log Home is situated waterfront on beautiful Paint Lake!*

### The Main Level:

*Enter this property through the beautiful custom Douglas Fir door that leads to the spacious foyer and gives you your first glimpse of the amazing views!*

**Foyer** - From the moment you enter the foyer you are welcomed into this amazing log home. Tile floor with electric in-floor heat. Just off to the left is a 2 piece powder room and main floor laundry with quality "Miele" washer and dryer.

### Open Concept Kitchen, Living Room and Dining Room:

**Kitchen** - Release your inner chef! Built to be the heart of the home the kitchen features gorgeous Mahogany cabinets and a huge center island with "Grani-crete" counter tops. Walk-in pantry and 2 pull-out pantries. Stainless steel farm sink. Island has built-in wine fridge and gas stove top with pop up vent. Built-in dishwasher, oven and microwave (By Miele). Huge double door Jenn-Air fridge. Cork flooring.

**Living/Dining Room** - Perfect for entertaining or just nestling in and enjoying the view. The living and dining room feature gorgeous hand scraped Hickory floors. The dining area is spacious and features garden doors that open to the raised deck. The living room fire place is charming and rustic with cultured stone hearth, Grani-crete base and Oak mantle.

**Master Bedroom** - The perfect place to end the day! Plenty of room for a king size bed. Hand scraped Hickory floors. Garden doors to the raised deck. Huge walk-in closet with organizers. The ensuite is not quite finished but features a large walk in shower with heated stone floor. In-floor heated tile floor.

### **Loft:**

Beautiful open space with spectacular views! Gorgeous highlights from the natural logs. This space has endless possibilities from bedrooms to office Space. Unique 3 piece bathroom with a charming cast iron claw foot tub.



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Each office independently owned and operated.

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is not warranted to be so.





### The Lower Level:

**Recreation Room** - Over 1700 square feet of additional living space is ready to be decorated to your liking!! This walk out leads to 2 covered decks. In-floor heat. Suspended ceiling. Wood stove (WETT Certified). Hot tub and bar area is in place, but not developed. 9' ceilings. Corner sauna. Floor has been freshly painted.

**Bedroom and Bath** - Ready to be finished. The 3 piece bathroom is plumbed. 2 good size bedrooms. All 3 rooms are drywalled.

**Mechanical Room** - Well water flows through the reverse osmosis system and is drinkable. Iron breaker. Water softener. Hot water on demand. Geo thermal heat. Air conditioning. Steam humidifier. HRV Unit.

### Outside & Around

**Exterior** - Custom built Eagle Creek Log Home. Beautiful wrap-around decking overlooks the waterfront with clear pane railing with LED lighting. Custom owl painting on the garage. The decking is raised in the front and has been sealed off underneath to enjoy the decking and also provides dry storage. Stone accent on front exterior.

**Garage** - Dream garage is 30' x 40' with in-floor heat. "Horman" super insulated door. T5 fluorescent lighting. Winch system. Wired for welding. Wood stove. 3 piece bathroom/laundry room. Hot water on demand. 1000 sq ft loft area is wide open - would make an excellent man cave! 200 amp panel.

**Yard** - Gentle slope to the waterfront. Drive way is packed gravel. The dock system includes a stationary 20' x 20' sq ft dock and 2 - 8' x 20' floating docks. Boat house to store all your fishing and boating gear.

#### **Extras Include:**

- Keyless Entry
- Wireless Alarm System
- Built-in smoke detectors on all 3 levels.
- 2000 Gallon Concrete Septic Tank

**Age:** 2004

**Lot Size:** 100' x 150' (15,000 sq ft)

**House Size:** Main Floor - 1700 sq ft

Loft - 1200 sq ft

Lower Level - 1780 sq ft

**Leased Land:** Approx. \$1,400.00 per year.

**Heat:** Geo Thermal/Electric

**Hydro :**

**Possession:** TBA



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