



Lake District Realty  
CORPORATION, BROKERAGE

14202 Road 38, Sharbot Lake, ON K0H 2P0  
Info@LakeDistrictRealty.com  
www.LakeDistrictRealty.com  
613-279-2108

THE WATERFRONT COMPANY™ PRESENTS

Lovely Cabin  
Escape

Echo Lake  
3 Echo Lake Ridge,  
Wagarville  
\$329,000.00



Chris@LakeDistrictRealty.com  
MLS® 4047

HEATING	EXTERIOR	SEPTIC	WATER	TAXES	USA
None	Wood	Outside	Intake	11/2%	3 Seas
AGE	FOUNDATION	WATERFRONT	SIZE	FOOTING	SURVEY
Unknown	None	170	Sq. ft	sqft	Available

Welcome to #3 Echo Lake, a beautiful family home that has been enjoyed by the owners for many years. This original cabin has been well cared for and offers everything you need to enjoy the weekend at the lake. A fully equipped kitchen with propane stove and a propane fireplace heater to keep you warm this Fall, solar lights, and a generator hookup for additional lights. The cabin also has 2 beds, a dining table and a large covered screened porch which is great for sitting back and enjoying the views of the lake. A pop-up trailer is included in the purchase for additional sleeping accommodations. The building is serviced with a lake intake system, stored in a cistern above the outside shower (hot water is also available) and an outhouse located behind the cabin. The property is easily accessible for family and friends of all ages. The home is home to many wildflowers and woodstools which come up in the Spring. An easy walk down to the shoreline will take you to 170 feet of waterfront with a lovely little sandy beach. Off the dock you can enjoy deep swimmable water, a canoe for living in and a swim raft for the kids. Echo Lake is excellent for small boating or a leisurely canoe ride, good fishing, and is a great place to enjoy cottage life!

<b>DIRECTIONS</b>	From Kingston head North on Hwy 38, left on to Wagarville Road, continue straight on Fifth Lake Road, then left on Fourth Lake Road, left on to Echo Lake Road, left on Echo Lake Ridge, Stay right at the "Y" to property #3.
<b>INCLUSIONS</b>	Contact Brokerage for Full List.
<b>EXCLUSIONS</b>	Contact Brokerage for Full List.
<b>LEGAL DESCRIPTION</b>	PT LT 16 CON 7 HINCHINBROOKE PT 3, 13R8901 T/W FR668058; CENTRAL FRONTENAC
<b>LISTING BROKERAGE</b>	Lake District Realty Corporation, Brokerage - THE WATERFRONT COMPANY™
<b>SALESPERSON</b>	Chris Pimienta-Johnson <b>SB COMM 2%</b>

Lake District Realty Corporation gathers data from Vendors Disclosure Forms and other public sources for your information. Purchasers should satisfy themselves on any details they consider important. We encourage you to commission experts to examine a property for you prior to your submitting an Offer of Purchase and Sale.

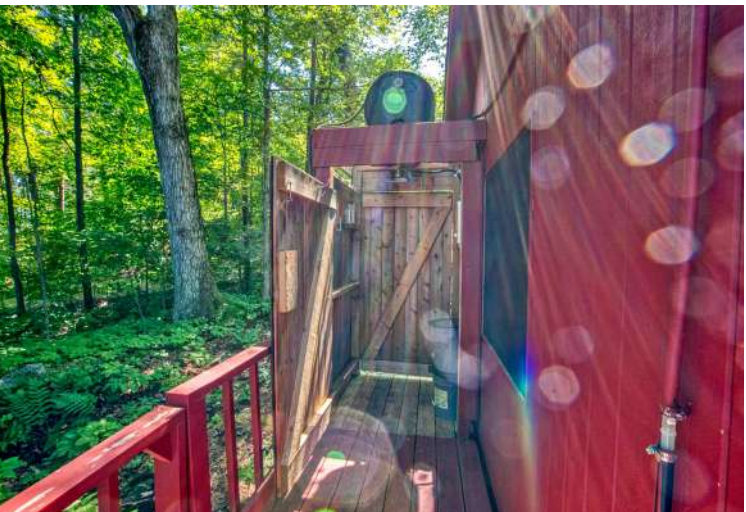




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## Satellite Image



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