

Property Client Full

519 Long Beach Road, Kawartha Lakes, Ontario K0M 1G0

Listing

519 Long Beach Rd Kawartha Lakes
Active / Residential Freehold / Detached

MLS®#: X13062950
List Price: \$899,000

New Listing



Kawartha Lakes/Kawartha Lakes/Fenelon

Tax Amt/Yr: **\$4,844.00/2025** Transaction: **Sale**
 SPIS: **No** DOM: **0**
 Legal Desc: **PT LT 4 PL 505 AS IN R399883; KAWARTHA LAKES**

Style: **Bungalow Raised** Rooms Rooms+: **8+4**
 Fractional Ownership: BR BR+: **4(3+1)**
 Assignment: Baths (F+H): **2(2+0)**
 Link: **No** SF Range: **1500-2000**
 Storeys: SF Source: **LBO Provided**
 Lot Irreg: Lot Acres: **< 0.50**
 Lot Front: **98.00** Fronting On: **W**
 Lot Depth: **200.00** Builder Name:
 Lot Size Code: **Feet**
 Zoning: **RR3**
 Dir/Cross St: **Highway 35 and Long Beach Road**

PIN #: **631610109** ARN #: **165121003047303** Contact After Exp: **No**
 Holdover: **90** Survey Year/Type: **1972/Boundary Onl**
 Possession: **Flexible** Possession Date:

Kitch Kitch + Fam Rm: 1 (1+0)	Exterior: Vinyl Siding	Water: Both
Basement: Yes/Finished W/O	Garage: Yes	Water Supply Type: Dug Well, Lake/River
Fireplace/Stv: Yes	Gar/Gar Spcs: Attached Garage/2.0	Water Delivery Feat: Heatd WaterIne, UV System
Fireplace Feat: Propane, Rec Room	Drive Pk Spcs: 8.00	Water Meter: Dock, Trent System, Waterfront - Road Between
Interior Feat: Primary Bedroom - Main Floor, Sewage Pump, Water Heater Owned	Tot Pk Spcs: 10.00	Waterfront Struc: Not Applicable
Parking Feat: Private Double	Pool: None	Well Capacity: Septic
Heat: Baseboard	Room Size: Garbage Pickup	Well Depth: Unknown
Heat Source: Electric, Propane	Rural Services: Garbage Pickup	Sewers: Septic
A/C: Yes/Window Unit	Security Feat:	Special Desig: Unknown
Central Vac: No		Farm Features: Fully
Apx Age: 51-99		Winterized: Fully
Laundry Lev: Main		
Property Feat: Lake/Pond		
Exterior Feat: Deck		
Roof: Asphalt Shingle		
Foundation: Concrete Block		
Topography: Level		
Soil Type:		
Alternate Power: Other		
Water Name: Sturgeon Lake	Waterfront: Indirect	Island YN: No
Waterfront Y/N: Yes	Easements/Restr: Unknown	
Water Struct: Not Applicable	Dev Charges Paid:	HST App To SP: Not Subject to HST
Water Features: Dock, Trent System, Waterfront - Road Between		
Under Contract: Propane Tank, Sentinel Light		
Access To Property: Municipal Road		
Shoreline: Clean	Shoreline Exposure: East	
Shoreline Road Allowance: Not Owned		
Docking Type: Private	Water View: Direct	Channel Name:
View: Lake	Lot Shape: Rectangular	Lot Size Source: Survey

Remarks/Directions

Client Rmks: **This well-maintained year-round home/cottage on Sturgeon Lake provides big-lake views and excellent docking and marine rail facilities without the high taxes associated with direct waterfront ownership. There is plenty of room for family and guests with more than 2,700 sq ft of living area on two levels including four bedrooms and extra sleeping areas in the large rec room. The main floor features open concept living, dining and kitchen areas with wall-to-wall lake-facing windows and a sliding door leading to an expansive deck that affords striking panoramic vistas across the lake. Practical features include an attached double garage, a wide paved driveway, a newer septic system (2014) and the option to toggle between lake and well water. The half-acre lot provides plenty of level lawn for outdoor activities, along with exclusive use of 100 ft of waterfront on the municipal road allowance across Long Beach Road. The property's location on the western shore provides protection from prevailing winds, and is conveniently located midway between Lindsay and Fenelon Falls on a municipally maintained road for easy access to shopping and services.**

Inclusions: **Fridge, stove, dishwasher, dryer, all beds except in Primary, window coverings, electric light fixtures, docks, marine rail**

Listing Contracted With: **KAWARTHA WATERFRONT REALTY INC. 705-438-3000**

Prepared By: **BRENDA CARROLL, Administrator**

Date Prepared: **04/30/2026**

Rooms

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<u>Room</u>	<u>Level</u>	<u>Dimensions (Metric)</u>	<u>Dimensions (Imperial)</u>	<u>Bathroom Pieces</u>	<u>Features</u>
Living Room	Main	3.99 M X 5.52 M	13.09 Ft x 18.11 Ft		
Dining Room	Main	4.69 M X 1.71 M	15.38 Ft x 5.61 Ft		
Kitchen	Main	4.72 M X 4.14 M	15.48 Ft x 13.58 Ft		
Primary Bedroom	Main	4.11 M X 5.03 M	13.48 Ft x 16.50 Ft		
Bedroom	Main	3.32 M X 2.93 M	10.89 Ft x 9.61 Ft		
Bedroom	Main	4.11 M X 2.68 M	13.48 Ft x 8.79 Ft		
Foyer	Main	3.84 M X 2.86 M	12.59 Ft x 9.38 Ft		
Recreation	Basement	8.75 M X 9.17 M	28.70 Ft x 30.08 Ft		
Bedroom	Basement	3.78 M X 2.47 M	12.40 Ft x 8.10 Ft		
Utility Room	Basement	2.38 M X 2.77 M	7.80 Ft x 9.08 Ft		
Bathroom	Main			4	
Bathroom	Basement			3	

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