

Property Client Full

26 Greenwood Crescent, Kawartha Lakes, Ontario K0M 1T0

Listing

26 Greenwood Cres Kawartha Lakes

Active / Residential Freehold / Detached

MLS®#: X12680826

List Price: \$1,149,000

New Listing



Kawartha Lakes/Kawartha Lakes/Carden

Tax Amt/Yr: \$4,385.00/2025 Transaction: Sale
SPIS: No DOM: 0
Legal Desc: LT 62 PL 508 CITY OF KAWARTHA LAKES

Style: Bungalow Rooms Rooms+: 12+0
Fractional Ownership: BR BR+: 3(3+0)
Assignment: Baths (F+H): 2(1+1)
Link: No SF Range: 1100-1500
Storeys: 1.0 SF Source: LBO Provided
Lot Irreg: Lot Acres: < 0.50
Lot Front: 80.00 Fronting On: E
Lot Depth: 202.00
Lot Size Code: Feet
Zoning: RR3
Dir/Cross St: County Rd 48/Bolsover Road

PIN #: 631700293
Holdover: 90
Possession: Flexible

ARN #: 165116005003567
Possession Date:

Contact After Exp: No

Kitch Kitch + 1 (1+0)
Island YN: No
Fam Rm: No
Basement: Yes/Finished, Full
Fireplace/Stv: No
Interior Feat: Water Treatment
Parking Feat: Private Double
Heat: Heat Pump
Heat Source: Electric
A/C: Yes/Central Air
Central Vac: No
Apx Age: 31-50
Laundry Lev: Main
Property Feat: Golf, Lake/Pond, School
Bus Route
Exterior Feat: Deck, Patio
Roof: Metal
Foundation: Concrete Block
Topography: Level
Soil Type:
Alternate Power: None
Water Name: Canal Lake
Waterfront Y/N: Yes
Water Struct: Not Applicable
Water Features: Trent System
Under Contract:
Access To Property: Yr Rnd Municipal Rd
Shoreline: Clean
Shoreline Road Allowance: None
Docking Type: Private
View: Lake

Exterior: Stone, Vinyl Siding
Garage: Yes
Gar/Gar Spcs: Attached Garage/2.0
Drive Pk Spcs: 6.00
Tot Pk Spcs: 8.00
Pool: None
Room Size:
Rural Services: Garbage Pickup,
Internet High Speed,
Underground Wiring
Security Feat:

Utilities: No Gas, Hydro, No
Sewers, Cable
Municipal
Water:
Water Supply Type:
Water Delivery Feat: Water Treatment
Water Meter:
Waterfront Feat: Trent System
Waterfront Struc: Not Applicable
Well Capacity:
Well Depth:
Sewers: Septic
Special Desig: Unknown
Farm Features:
Winterized: Fully

Waterfront: Direct
Easements/Restr: Unknown

Dev Charges Paid:

HST App To SP: Not Subject to HST

Shoreline Exposure: East

Water View: Direct
Lot Shape: Rectangular

Channel Name:
Lot Size Source:

Remarks/Directions

Client Rmks: This comprehensively updated and immaculately maintained lake house offers all that is great about waterfront living while residing within easy commuting distance to the northern GTA. Located in the friendly community of Western Trent on the desirable south-western shore of Canal Lake, the property provides 80 ft of waterfront on a level lot with lovely vistas to the opposite shore. The home features over 2,200 sq ft of living space including the fully finished basement, and has a brand new feel owing to the long list of recent renovations including all new stone and vinyl siding, metal roof, and a new double attached drive-through garage with a paved driveway. Interior renovations include a new kitchen and appliances, new flooring, ceilings, crown molding, California shutters, and a new sliding door that leads to a rebuilt multi-level deck and patio. The home is exceptionally energy efficient with upgraded insulation and a newer (2018) heat pump and electric furnace. Both the roadside and waterside yards have been professionally landscaped, and mature trees along the lot lines ensure excellent privacy. The living is easy here as the municipality provides the water supply, weekly garbage collection and timely snow clearing along paved Greenwood Crescent. Canal Lake has excellent fishing, and one can access the entire Trent-Severn waterway from the dock. The Western Trent Golf Course is a two-minute drive away. There is a lengthy list of inclusions as a bonus.

Inclusions: Refrigerator, Stove, Dishwasher, Microwave, Washer, Dryer, Window coverings, Dock, Generac portable generator with transfer switch, White entertainment cabinet in main floor living room with Napoleon

electric fireplace and TV with wall mount, Pool table, Napoleon electric fireplace and TV in Rec Room, and fridge and freezer in basement, Gym equipment in basement, Dot patio set (2023), Deck box, Canoe and paddles, Snowblower and yard tools.

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

Prepared By: DAVID DONAIS, Broker of Record

Date Prepared: 01/09/2026

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