

589 County Road 8, Kawartha Lakes, Ontario K0M 1N0

Listing

589 County Road 8 Kawartha Lakes

Active / Residential Freehold / Detached

MLS® #: **X12147261**

List Price: **\$549,900**

New Listing



Kawartha Lakes/Kawartha Lakes/Fenelon Falls

Tax Amt/Yr: **\$2,778.00/2024** Transaction: **Sale**
SPIS: **No** DOM: **3**
Legal Desc: **PT LT 23 CON 1 VERULAM PT 1 57R3422; KAWARTHA LAKES**

Style: **2 Storey** Rooms Rooms+: **11+0**
Fractional Ownership: **BR BR+: 4(4+0)**
Assignment: **Baths (F+H): 2(2+0)**
Link: **No** SF Range: **1500-2000**
Storeys: **2.0** SF Source: **YB/YB Source: 1875/MPAC**
Leased Land: **Lot Acres: 0.50 - 1.99**
Lot Irreg: **Fronting On: S**
Lot Front: **266.61**
Lot Depth: **199.59**
Lot Size Code: **Feet**
SQFT Above Grd Fin: **1660** SQFT Above Grd Fin Src: **Plans**

Zoning: **A1**
Cross Street: **Cty Rd 8/Cty Rd 25**
Directions: **Cty Rd 8/Cty Rd 25**

Prop Mgmt: **Abv Gd Fin Area/Src: 1660/Plans**
Status Cert:

Seller: **Craig William Burton**

Recent: **05/14/2025 : NEW**

PIN #: **631240460** ARN #: **165102603003303** Contact After Exp: **No**
Additional PIN #: **0** Phased Tax Value: **Owner**
Holdover: **0** Occupancy: **Owner**
Possession Type: **Flexible** Possession Date:
Possession Rmks: **TBA** Road Access Fee:
Local Improv: **Survey Year/Type:**
Seasonal Dwelling: **Realtor Sign on Prop: No**

Kitch Kitch + **(0+)** Exterior: **Vinyl Siding** Utilities: **Gas, Hydro, No Sewers,**
Island YN: **Private** Cable, Telephone
Fam Rm: **Yes** Well
Basement: **Yes/Unfinished** Water: **Dug Well**
Fireplace/Stv: **Yes** Water Inc:
Fireplace Feat: **Wood** Water Meter:
Interior Feat: **None** Waterfront Feat::
Heat: **Electric, Forced Air** Waterfront Struc:
A/C: **No/None** Well Capacity:
Central Vac: **No** Well Depth:
Retirement: **No** Sewers: **Septic**
Property Feat: **None** Special Desig: **Unknown**
Exterior Feat: **Deck, Porch, Porch** Farm Features:
Enclosed Winterized:
Roof: **Asphalt Shingle**
Foundation: **Stone**
Soil Type:
Access Feat: **None**
Waterfront Y/N: **No** Waterfront: **Waterfront Frontage (M):**
Water Struct: **None** Easements/Restr:
Under Contract: **No** Dev Charges Paid: **No** HST App To SP: **Not Subject to HST**
View: **Clear, Trees/Woods** Lot Shape: **Lot Size Source: MPAC**

Remarks/Directions

Client Rmks: **Welcome to the next chapter of your story a home that grows with you. Set back from the road and framed by wide-open skies and peaceful surroundings, this charming 2-storey home invites you to settle in and make it your own. With four spacious bedrooms, two full bathrooms, and a generously sized parcel of land, it offers the kind of flexibility and comfort that's hard to come by. Whether you're dreaming of more space for your growing family, a place to plant a garden and let your kids roam free, or the perfect canvas for your own design vision, this home is full of opportunity. It's not just a property it's a starting point for something beautiful.**

Broker Rmks: **Listing Agents are under Designated Representation.**

Appt/Showing Rmks: **Broker Bay - 2 hour notice**

Showing Requirements: **Showing System**

VT URL Branded:

VT URL Unbranded: <https://my.matterport.com/show/?m=Q6cMcVUDTZ9>

Mortgage Comments: **Treat as clear**

Brokerage Information

Financing: --	Perm to Advertise: No	Contact After Expired: No
Buyer Agency Compensation Remarks:		
List Brokerage: BALL REAL ESTATE INC.		Phone: 705-775-2255
List Brkr Addr: 191 HUNTER STREET W, Peterborough K9H2L1		Fax: 705-651-0212
List Salesperson: JEFF SANDS, Broker		Phone: 705-243-9797
List Salesperson 2: KATIE HADDEN, Salesperson		Phone: 705-243-9797
List Brokerage 2: BALL REAL ESTATE INC.		Phone: 705-775-2255
Contract Date: 05/13/2025	Leased Terms:	Original \$: \$549,900
Last Update: 05/15/2025	Expiration Date: 08/29/2025	
	CB Comm: 2.5% + HST	

Prepared By: **KATIE HADDEN, REALTOR Salesperson**

Date Prepared: **05/16/2025**

Rooms

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Room	Level	Dimensions (Metric)	Dimensions (Imperial)	Bathroom Pieces	Features
Kitchen	Main	5.86 M X 4.17 M	19.22 Ft x 13.68 Ft		
Living Room	Main	3.62 M X 5.28 M	11.87 Ft x 17.32 Ft		
Family Room	Main	4.74 M X 5.28 M	15.55 Ft x 17.32 Ft		
Dining Room	Main	3.44 M X 4.12 M	11.28 Ft x 13.51 Ft		
Sunroom	Main	2.75 M X 7.09 M	9.02 Ft x 23.26 Ft		
Primary Bedroom	Second	3.48 M X 4.36 M	11.41 Ft x 14.30 Ft		
Bedroom	Second	2.75 M X 5.28 M	9.02 Ft x 17.32 Ft		
Bedroom	Second	2.64 M X 2.97 M	8.66 Ft x 9.74 Ft		
Bedroom	Second	2.64 M X 3.06 M	8.66 Ft x 10.03 Ft		
Laundry	Second	2.1 M X 0.9 M	6.88 Ft x 2.95 Ft		
Sitting	Second	3.11 M X 3.48 M	10.20 Ft x 11.41 Ft		
Recreation	Lower	8.35 M X 4.97 M	27.39 Ft x 16.30 Ft		
Bathroom	Main			3	
Bathroom	Second			4	

History

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Type: **RESI/Detached**

CDOM:

List SP: [JEFF SANDS, Broker](#)
List Brk: [BALL REAL ESTATE INC.](#)



Price	Type	Mls Chg Type	Chg Date	Change Info	Modified	Chg By
\$549,900	RESI	New Listing	05/14/25	->New	05/14/25 11:05 AM	

Photos

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