

\$899,900 - 1724b Kohlsmith Road, Whitewater Region

MLS® #X12444425

\$899,900

4 Bedroom, 3.00 Bathroom,
Single Family

580 - Whitewater Region, Whitewater Region,
Ontario

Just in time for hunting season your outdoor recreation dream property awaits! This thoughtfully updated 4-bedroom, 3-bathroom farmhouse sits on 66 private acres and offers the perfect blend of modern comfort and rustic charm. With 10 acres of tilled land and 56 acres of mixed bush ideal for deer and small game hunting, this property is a true paradise for outdoor enthusiasts. Enjoy crisp fall evenings by the spacious firepit, unwind in the soaker pool, or explore your own trails in a peaceful natural setting that offers year-round enjoyment. Directly across from the Oaks of Cobden Golf Course, the property also boasts private access to the Club Trail snowmobile route perfect for winter adventures just around the corner. The home has been extensively renovated for durability, efficiency, and style. Major updates include: foundation reinforcement, triple-glazed windows, structurally re-engineered roof with engineered beams, enhanced soundproofing between floors and bedroom walls, all-new electrical and plumbing, upgraded insulation, new septic tank, well line, and pump, new flooring, air conditioning, and more! Whether you're seeking a private hunting retreat, a low-maintenance hobby farm, or a peaceful family homestead, this one-of-a-kind property delivers. Conveniently located just one kilometer from the Trans-Canada Highway, 5 minutes to Cobden, 15 minutes to Renfrew, 30 minutes to Pembroke, and only an hour to



Ottawa enjoy easy access without sacrificing your privacy. Dont miss this rare opportunity. Schedule your private showing today and make this property your own before the season ends! (id:6289)

Essential Information

Listing #	X12444425
Price	\$899,900
Bedrooms	4
Bathrooms	3.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1724b Kohlsmith Road
Subdivision	580 - Whitewater Region
City	Whitewater Region
Province	Ontario
Postal Code	K0J1K0

Amenities

Amenities	Golf Nearby
Utilities	Electricity
Features	Wooded area, Irregular lot size
Parking Spaces	20
Parking	No Garage
Has Pool	Yes
Pool	Above ground pool

Interior

Appliances	Water Heater, Water purifier, Water Treatment
Heating	Electric Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Stories	2

Exterior

Exterior	Vinyl siding, Brick
Foundation	Stone, Poured Concrete

Listing Details

Listing Office EXP REALTY



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