

## **The Cottage**

- 1550 sq ft approximately.
- 2 x 8 rafter roof construction.
- Log siding with natural finish.
- Pine & cedar tongue and groove interior, mixed with panelling and drywall in some rooms.
- 3 bedrooms with antique beds & dressers.
- 1, 3 piece bath with hot water & environmentally friendly 1qt septic system.
- Airtight 'Heritage' glass door fireplace.
- Turn of the century kitchen wood stove with extended wood box.
- Sun porch with lake view & wicker furniture.
- 3 stainless steel Selkirk chimneys in main cottage.
- Master bedroom overlooking the lake has provisions for a fireplace.
- Pressure wood decking throughout.
- Gravity fed water system from two glass lined tanks in the attic.
- Quiet 600watt Honda generator for lights, stereo & televisions.
- Gas Serval fridge & gas, 4 element stove.

## **The Land & Lake**

- Approximately 200ft x 300ft main lot plus waterfront lot, 2 private lots.
- Mature forest of red & white pine with birch.
- Crystal clear lake system (Ministic means clear water in Iroquois).
- Pickerel, bass & assorted fish stocking of the lake (Pickerel each year).
- Government docking & parking.
- Privately leased, transferable docking site with four car parking 15 minutes away.
- New docks.
- Whitefish lake behind lot, 8 minute walking.
- Very tropical.
- Deer, moose, geese and ducks.
- The sounds of loons and hummingbirds may bother you.
- Short distance to Levack/Onaping/Dowling shopping.
- Golf club at Windy Lake.
- 2 provincial parks in the area.

**Email: [ken4sale@yahoo.com](mailto:ken4sale@yahoo.com)**

## **Outbuildings**

- **Finnish style steam bath.**
- **Stainless steel wood stove with another Selkirk chimney.**
- **Cedar lined interior.**
- **Approximately 8ft x 16ft with open porch overlooking the dock and lake.**
- **Log siding exterior.**
- **Pentagon style wood shed housing a small generator.**

## **Included**

**Most furniture.**

**Floor lamps.**

**Tools.**

**Library.**

**Gas water heater.**

**Chainsaw, water pump & generator.**

**14ft aluminium boat.**

**Canoe and paddles.**

## **Excluded**

**Antique wash stands.**

**Spinning wheel.**

**High back, antique chair.**

**Aladdin lamp collection**

**Eskimo print collection**

**Some paintings & personal items.**

**95hp bass boat (negotiable).**

**Corner store.**

**Price: \$221,000 Canadian**

