

Property Client Full

911 Deer Lake Road, Huntsville, Ontario P0B 1L0

Listing

[911 Deer Lake Rd Huntsville](#)

Active / Residential Freehold / Detached

MLS®#: **X13758380**

List Price: **\$669,900**

New Listing



Muskoka/Huntsville/Stephenson

Tax Amt/Yr: **\$3,555.00/2026** Transaction: **Sale**
SPIS: **No** DOM: **0**
Legal Desc: **PT LT 25 CON 1 STEPHENSON PT 1 & 2 35R5594; HUNTSVILLE; DISTRICT OF MUSKOKA**

Style: **2 Storey** Rooms Rooms+: **17+0**
Fractional Ownership: **No** BR BR+: **3(3+0)**
Assignment: **No** Baths (F+H): **3(2+1)**
Link: **No** SF Range: **1500-2000**
Storeys: **2.0** SF Source: **MPAC**
Lot Irreg: Lot Acres: **2 - 4.99**
Lot Front: **964.40** Fronting On: **E**
Lot Depth: **182.50** Builder Name:
Lot Size Code: **Feet**
Zoning: **Residential**
Dir/Cross St: **Stephenson Road 1E or Muskoka Road 10**

PIN #: **481210471** ARN #: **444204000503301** Contact After Exp: **No**
Holdover: **60** Survey Year/Type: **1978/Boundary Onl**
Possession: Possession Date: **2026-10-09**

Kitch Kitch + Fam Rm: 1 (1+0) Basement: Yes Fireplace/Stv: Yes/Full, Partially Finished Interior Feat: No Carpet Free, Central Vacuum, Generator - Full, On Demand Water Heater	Exterior: Vinyl Siding Garage: Yes Gar/Gar Spcs: Attached Garage/2.0 Drive Pk Spcs: 12.00 Tot Pk Spcs: 14.00 Pool: AboveGround Room Size: Rural Services: Security Feat:	Utilities: No Gas, Hydro, No Sewers, No Cable, Telephone Available Well: Well Water Supply Type: Drilled Well Water Meter: Waterfront Feat: Waterfront Struc: Well Capacity: Well Depth: Sewers: Septic Special Desig: Unknown Farm Features: Winterized: Fully
Parking Feat: Circular Drive Heat: Forced Air Heat Source: Propane A/C: Yes/Central Air Central Vac: Yes Apx Age: 31-50 POTL/Mnth Fee: No Laundry Lev: Main Property Feat: Exterior Feat: Deck, Hot Tub, Porch, Year Round Living	Roof: Asphalt Shingle Foundation: Concrete Block Topography: Level Soil Type: Lease To Own Items: None Waterfront Y/N: No Water Struct: Under Contract: Propane Tank View: Trees/Woods	Waterfront: Easements/Restr: Dev Charges Paid: Lot Shape: Irregular
Island YN: HST App To SP: Included In Lot Size Source: MPAC		

Remarks/Directions

Client Rmks: **Welcome to this lovely 3 bedroom, 2.5 bath home nestled on almost 5 acres in beautiful Port Sydney. Ideally situated between Bracebridge and Huntsville, this property offers the perfect blend of peaceful country living and covenant access to nearby amenities. Enjoy the outdoors with a beach and boat launch on Fawn Lake just minutes away. The lovely level lot provides plenty of room to enjoy the natural surrounding, with space for gardens, recreation, and making the most of your property. A large attached double garage offers excellent storage and workspace, while the full partially finished basement provides valuable additional living space and further potential. The home includes three additional rooms that could easily serve as bedrooms, a home gym, office, hobby room, or whatever best suits your needs. With room to grow both inside and out, this is a wonderful opportunity to enjoy the Muskoka lifestyle in a peaceful yet conveniently location setting. Fully wired generator and BBQ hooks up directly to the homes propane source.**

Inclusions: **BBQ, Stove, Washer, Dryer, Hot Tub, Above Ground Pool, On Demand Hot Water and Generac**

Listing Contracted With: **Royal LePage Lakes Of Muskoka Realty 705-789-9677**

Prepared By: **NANCY CARR, REALTOR Salesperson**

Date Prepared: **09/09/2026**

Rooms

MLS®#: **X13758380**

Room Level Dimensions (Metric) Dimensions (Imperial) Bathroom Pieces Features

Living Room	Main	5.26 M X 4.22 M	17.26 Ft x 13.85 Ft	
Den	Main	4.17 M X 4.04 M	13.68 Ft x 13.25 Ft	
Dining Room	Main	4.42 M X 3.1 M	14.50 Ft x 10.17 Ft	
Kitchen	Main	7.29 M X 3.94 M	23.92 Ft x 12.93 Ft	
Laundry	Main	2.97 M X 1.55 M	9.74 Ft x 5.09 Ft	
Office	Main	2.87 M X 2.82 M	9.42 Ft x 9.25 Ft	
Mudroom	Main	2.85 M X 1.6 M	9.35 Ft x 5.25 Ft	
Other	Main	5.94 M X 2.34 M	19.49 Ft x 7.68 Ft	
Primary Bedroom	Second	5.33 M X 4.14 M	17.49 Ft x 13.58 Ft	
Bedroom	Second	4.5 M X 4.19 M	14.76 Ft x 13.75 Ft	
Bedroom	Second	3.35 M X 3.18 M	10.99 Ft x 10.43 Ft	
Recreation	Basement	5 M X 3.38 M	16.40 Ft x 11.09 Ft	
Exercise Room	Basement	4.32 M X 4.78 M	14.17 Ft x 15.68 Ft	
Utility Room	Basement	6.22 M X 3.48 M	20.41 Ft x 11.42 Ft	
Bathroom	Main			2
Bathroom	Second			4

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