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☐ 1053 Cheerful Lane, Dysart, Ontario K0L 1M1

Listing


[1053 Cheerful Lane Dysart](#)
Active / Residential Freehold / Detached
MLS®#: X12244908
List Price: \$1,199,000
New Listing

Haliburton/Dysart et al/Harcourt


 Tax Amt/Yr: **\$2,887.84/2025** Transaction: **Sale**
 SPIS: **No** DOM: **1**
 Legal Desc: **PT LT 27 CON 12 HARCOURT AS IN H249689 EXCEPT THE EASEMENT THEREIN; DYSART ET AL**

 Style: **Bungalow** Rooms Rooms+: **13+0**
 Fractional Ownership: **BR BR+: 5(5+0)**
 Assignment: **Baths (F+H): 2(2+0)**
 Link: **No** SF Range: **1100-1500**
 Storeys: **1.0** SF Source:
 Lot Irreg: **Lot Acres: 0.50 - 1.99**
 Lot Front: **750.00** Fronting On: **S**
 Lot Depth: **391.00**
 Lot Size Code: **Feet**

 Zoning: **WR4L + EP**

 Dir/Cross St: **Elephant Lake Road and Cheerful Lane**

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 PIN #: **391550326**
 Holdover: **0**
 Possession: **After September 7 2025**

 ARN #: **462403000083700** Contact After Exp: **No**
 Possession Date: **2025-09-08**

 Kitch Kitch + **1 (1+0)**
 Island YN: **No**
 Fam Rm: **No**
 Basement: **Yes/Unfinished, Walk Out**
 Fireplace/Stv: **Yes**
 Fireplace Feat: **Living Room, Wood Stove**
 Interior Feat: **Primary Bedroom - Main**

 Exterior: **Wood**
 Garage: **No**
 Gar/Gar Spcs: **None/0.0**
 Drive Pk Spcs: **4.00**
 Tot Pk Spcs: **4.00**
 Pool: **None**
 Room Size: **Electrical, Internet**
 Rural Services: **High Speed**
 Security Feat: **Smoke Detector**

 Utilities: **No Gas, Hydro, No Sewers, No Cable, Telephone Available**
 Water: **Well**
 Water Meter:
 Waterfront Feat: **Dock, Winterized**
 Waterfront Struc: **Bunkie**
 Well Capacity:
 Well Depth:
 Sewers: **Septic**
 Special Desig: **Other**
 Farm Features:
 Winterized: **Fully**

 Heat: **Forced Air, Propane**
 A/C: **No/None**
 Central Vac: **No**
 Property Feat: **Beach, Clear View, Hospital, Lake/Pond, Waterfront, Wooded/Treed**

 Exterior Feat: **Deck, Porch Enclosed, Privacy, Year Round Living**
 Roof: **Metal**
 Foundation: **Concrete Block**
 Soil Type: **Mixed, Sandy**
 Alternate Power: **None**

 Water Name: **Benoir Lake**
 Waterfront Y/N: **Yes**
 Water Struct: **Bunkie**
 Water Features: **Dock, Winterized**
 Under Contract: **Propane Tank**
 Access To Property: **Yr Rnd Private Rd, Municipal Road**
 Shoreline: **Mixed, Sandy**
 Shoreline Road Allowance: **Not Owned**
 Docking Type: **Private**
 View:

 Waterfront: **Direct**
 Easements/Restr: **Unknown**

 Waterfront Frontage (M): **750.00**

Dev Charges Paid:

 HST App To SP: **Included In**

 Shoreline Exposure: **South/West**

 Water View: **Unobstructive**
 Lot Shape: **Irregular**

 Channel Name:
 Lot Size Source: **GeoWarehouse**

Remarks/Directions

Client Rmks: **On every lake there are the lots who were chosen 1st way back when the original developments were done. This is one of those lots located here on Benoir Lake. Boasting 750' +/- on the water with 300' or so on the lake side and 450' or so on the York River side, this land is not only totally level but has huge, mature trees, a hard packed rippled sand beach facing south and west on the lake with the river part facing more south east. This 4 season accessible property also has a new septic installed in 2014 to handle both the COTTAGE and GUEST HOUSE which allows you to have lots of guests or family to entertain easily with so much room in both! Many upgrades since they purchased in 2010 including complete main floor reno of the cottage, enclosed sunroom, metal roof and more as well as a new guest house in 2014 and so much more. Benoir Lake is joined by water to Elephant and Baptiste Lakes for 35 km of connected boating, fishing and water entertainment but also for the outdoor enthusiast you can canoe/kayak up the York River into Algonquin Park for an outdoor afternoon excursion. Other great things about this general area are the ATV and Snowmobile trails so you can explore the entire region but being located between Haliburton and Bancroft also gives you shopping options. So much to tell best seen in the video presentation but full Buyer Information packages are available so email or call today to book a viewing!**

 Listing Contracted With: **RE/MAX Professionals North 705-457-1011**

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Rooms

MLS® #: X12244908					
Room	Level	Dimensions (Metric)	Dimensions (Imperial)	Bathroom Pieces	Features
Sunroom	Main	5.41 M X 2.41 M	17.74 Ft x 7.90 Ft		W/O To Sundeck
Kitchen	Main	2.64 M X 2.44 M	8.66 Ft x 8.00 Ft		Combined w/Dining
Dining Room	Main	4.26 M X 3.04 M	13.97 Ft x 9.97 Ft		Combined w/Kitchen, W/O to Sunroom
Living Room	Main	4.26 M X 4.26 M	13.97 Ft x 13.97 Ft		Combined w/Dining, W/O To Sundeck
Primary Bedroom	Main	4.03 M X 3.42 M	13.22 Ft x 11.22 Ft		
Bedroom	Main	2.99 M X 2.69 M	9.80 Ft x 8.82 Ft		
Bedroom	Main	3.12 M X 2.69 M	10.23 Ft x 8.82 Ft		
Pantry	Main	3.12 M X 1.67 M	10.23 Ft x 5.47 Ft		
Bedroom	Flat	2.79 M X 2.74 M	9.15 Ft x 8.98 Ft		
Bedroom	Flat	2.79 M X 2.74 M	9.15 Ft x 8.98 Ft		
Living Room	Flat	4.54 M X 2.92 M	14.89 Ft x 9.58 Ft		
Bathroom	Main			3	
Bathroom	Main			3	

Property Type is 'Residential Freehold'
Status is 'Active'
Street Name is like 'cheerful*'
Ordered by Status, List Price
Found 1 result in 0.02 seconds.