




Status FOR SALE	Lot 2 Kismet LN		Vacant Land , Residential
Sale/Rent For Sale	South Frontenac , ON K0H 2L0		List Price \$1,200,000
MLS # K20005902	Orig Price \$1,200,000	List Date 10/7/2020	Sold Price
	Land Type Deeded Land	Sold Date	DOM 0
	Approx SqFt	District Frontenac County	Sub District 47 - Frontenac South
	Zoning Rural	Zoning Rural	Waterfront Yes
	Lot Size 621.10 x	Fronting On West	Taxes \$ \$2,488.70
	Irregular Yes	Tax Year 2019	PIN 362810366
	Acreage 85.20	Title Freehold	Possession
	Property Size 50 - 100 Acres	Access Private	
  Buck Lake	Legal Description PT LT 21-22 CON 12 LOUGHBOROUGH PT 14, 13R14860; SOUTH FRONTENAC		
Virtual Tour Virtual Tour			
Directions Perth Road to Kismet Lane. Follow to second sign.			
Workable Acres		Association Fee	
Acres Pasture		Road Maint Fee	
Acres Treed/Bus		Annual Land Lease Fee	
Acres Tilled			
Acres Fenced			
Water/Well None			
Sewer/Septic None			
Services Hydro, Telephone			
Site Influences Hilltop, Scenic View, Water View, Wooded Lot			
Restrictions Right of Way			
Documents Survey			
Water Name Buck Lake		WF Features	
Waterfrontage (ft) 621.13		WF Features Other	
Shoreline Rd Allow Own			
Waterfront Exposure West			
Shoreline Clean, Deep, Rocky			
Chattel Included None			
Fixtures Excluded None			
Public Remarks A beautiful and rugged property located on one of our area's most desired and clean lakes. Buck Lake is a deep 'Lake Trout' lake with many islands, bays and places to explore. This land is located 25 minutes north of Kingston just off of Perth Road. The waterfront exposure is westerly giving the owner of this property amazing elevated sunset views. This lot has 85 rugged acres with thick bush, rock outcroppings, some small wetland areas and is a true representation of the Canadian Shield in this beautiful country. This lot has a great building site down close to the lake with a relatively level access to the water. The waterfront includes over 621 feet of deep, clean shoreline with elevated unrestricted views across the north branch of Buck Lake and Frontenac Provincial Park - without a cottage in site. The south branch of the lake can be accessed by boat under Perth Road at the public boat ramp. Enjoy 85 acres of privacy and enjoy all the lake has to offer or enjoy some hiking or camping in Frontenac Provincial Park. Substantial private road with hydro to service Lot included in price. The purchase of any lot on Kismet Lane includes the view of one mile of unobstructed, undeveloped Frontenac Park shoreline...."forever wild"....and direct access to Frontenac Park from lots 1, 2 & 3 on Kismet Lane which abut the park directly at the south end of the lake. Note also that the owner has permitted and will			

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