



*Westport Waterfront Escape  
Move-In Ready or DIY Dream!*



**559 Ninth Concession Rd, Rideau Lakes, ON**

- # X12086849
- \$ \$499,000
- 3 Bedrooms
- 2 Bathrooms
- 1.7 Acres
- Westport Sand Lake

**Waterfront property located close to the Village of Westport!**

This home has water frontage on Westport Sand Lake and has level access to the water. The bungalow has an open concept kitchen and living room area, 3 bedrooms and 2 bathrooms, a deck that overlooks the water and a full basement. The basement level is mostly undeveloped and has an exterior door leading to the lakeside of the home. The property includes a two-car garage, above ground pool as well as a garden shed. There is a dock at the waterfront, which is shallow and natural. The property is perfect for a handyman or an investor looking for a new project. Great location on a paved township road just outside of Westport, close to all amenities of the village as well as shopping and dining.

*Your Total Real Estate Package!*

**Tammy & Heath Gurr**

Royal LePage ProAlliance Realty, Brokerage



[www.gurreathomes.com](http://www.gurreathomes.com)



[info@gurreathomes.com](mailto:info@gurreathomes.com)

**(613) 273-9595**



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