

TROYAUSTEN

REAL ESTATE TEAM

RE/MAX Professionals North Brokerage
Independently Owned & Operated



\$625,000

Welcome to 1024 Norandy Lane

On Canning Lake, Minden Hills




Troy Austen


Sales Representative



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 705-455-7653

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Located on beautiful Canning Lake, this classic 3-season cottage offers an opportunity to enjoy waterfront living on Haliburton's only five-lake chain. With miles of boating through connected lakes, access to marinas, restaurants, and the ability to explore one of the region's most sought-after waterways, the chain is a favourite among cottagers and boaters alike.

The property features 110 feet of clean shoreline, a level lot, and easy access to the water's edge. A private boat launch adds convenience for getting out on the lake and enjoying everything the chain has to offer. Whether you're looking to renovate the existing cottage or build your dream waterfront retreat, this property provides a fantastic starting point in a desirable location.

Conveniently situated less than 10 minutes from Minden and approximately 20 minutes from Haliburton, you'll enjoy easy access to shopping, restaurants, and essential amenities while still experiencing the best of cottage country.

Property Client Full

1024 NORANDY Lane, Minden Hills, Ontario K0M 2K0

Listing

[1024 NORANDY Lane Minden Hills](#)

Active / Residential Freehold / Detached

MLS® #: X13436196

List Price: \$625,000

New Listing



Haliburton/Minden Hills/Snowdon

Tax Amt/Yr: **\$3,014.61/2025** Transaction: **Sale**
 SPIS: **No** DOM: **0**
 Legal Desc: **LT 5 PL223; PT LT 14 CON 14 SNOWDON PT 6 19RI922; S/T DEBTS IN H204396; S/T & T/W H252400 EXCEPT THE EASEMENT THEREIN RE: BLK A PL 223; MINDEN HILLS**

Style: **Bungalow** Rooms Rooms+: **8+0**
 Fractional Ownership: BR BR+: **3(3+0)**
 Assignment: Baths (F+H): **1(1+0)**
 Link: **No** SF Range: **1100-1500**
 Storeys: **1.0** SF Source: **LBO Provided**
 Lot Irreg: Lot Acres: **0.50 - 1.99**
 Lot Front: **110.00** Fronting On: **E**
 Lot Depth: **259.00** Builder Name:
 Lot Size Code: **Feet**

Zoning: **SR**
 Dir/Cross St: **Gelert Road to Porkys Road to Silverwood Road to 1024 Norandy Lane**

PIN #: **393090201**
 Holdover: **60**
 Possession: **Flexible**

ARN #: **461604200015100**
 Possession Date:

Contact After Exp: **No**
 Survey Year/Type: **Available**

Kitch Kitch + **1 (1+0)**
 Fam Rm: **No**
 Basement: **/None**
 Fireplace/Stv: **No**
 Interior Feat: **Water Heater Owned**
 Parking Feat: **Private**
 Heat: **Forced Air**
 Heat Source: **Oil**
 A/C: **No/None**
 Central Vac: **No**
 Elevator: **No/**
 Property Feat:
 Exterior Feat: **Deck**
 Roof: **Asphalt Shingle**
 Foundation: **Piers**
 Topography: **Level**
 Soil Type:

Exterior: **Wood**
 Garage: **No**
 Gar/Gar Spcs: **None/0.0**
 Drive Pk Spcs: **4.00**
 Tot Pk Spcs: **4.00**
 Pool: **None**
 Room Size:
 Rural Services: **Cell Services**
 Security Feat:

Water: **Other**
 Water Supply Type: **Lake/River**
 Water Meter:
 Waterfront Feat: **Beachfront, Boat Launch, Dock**
 Waterfront Struc: **Not Applicable**
 Well Capacity:
 Well Depth:
 Sewers: **Septic**
 Special Desig: **Unknown**
 Farm Features:
 Winterized: **No**

Alternate Power: **None**

Water Name: **Canning Lake**

Waterfront Y/N: **Yes**

Water Struct: **Not Applicable**

Water Frontage: **33.53**

Water Features: **Beachfront, Boat Launch, Dock**

Under Contract:

Access To Property: **Private Road**

Shoreline: **Clean, Sandy, Shallow**

Shoreline Road Allowance: **Owned**

Docking Type: **Private**

View: **Lake, Trees/Woods**

Waterfront: **Direct**

Easements/Restr: **Easement, Right of Way**

Island YN: **No**

Dev Charges Paid:

HST App To SP: **Included In**

Shoreline Exposure:

Water View: **Direct**

Lot Shape:

Channel Name:

Lot Size Source: **GeoWarehouse**

Remarks/Directions

Client Rmks: **Located on beautiful Canning Lake, this classic 3-season cottage offers an opportunity to enjoy waterfront living on Haliburton's only five-lake chain. With miles of boating through connected lakes, access to marinas, restaurants, and the ability to explore one of the region's most sought-after waterways, the chain is a favourite among cottagers and boaters alike. The property features 110 feet of clean shoreline, a level lot, and easy access to the water's edge. A private boat launch adds convenience for getting out on the lake and enjoying everything the chain has to offer. Whether you're looking to renovate the existing cottage or build your dream waterfront retreat, this property provides a fantastic starting point in a desirable location. Conveniently situated less than 10 minutes from Minden and approximately 20 minutes from Haliburton, you'll enjoy easy access to shopping, restaurants, and essential amenities while still experiencing the best of cottage country.**

Inclusions: **As viewed**

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

Prepared By: TROY AUSTEN, REALTOR Salesperson

Date Prepared: 06/12/2026

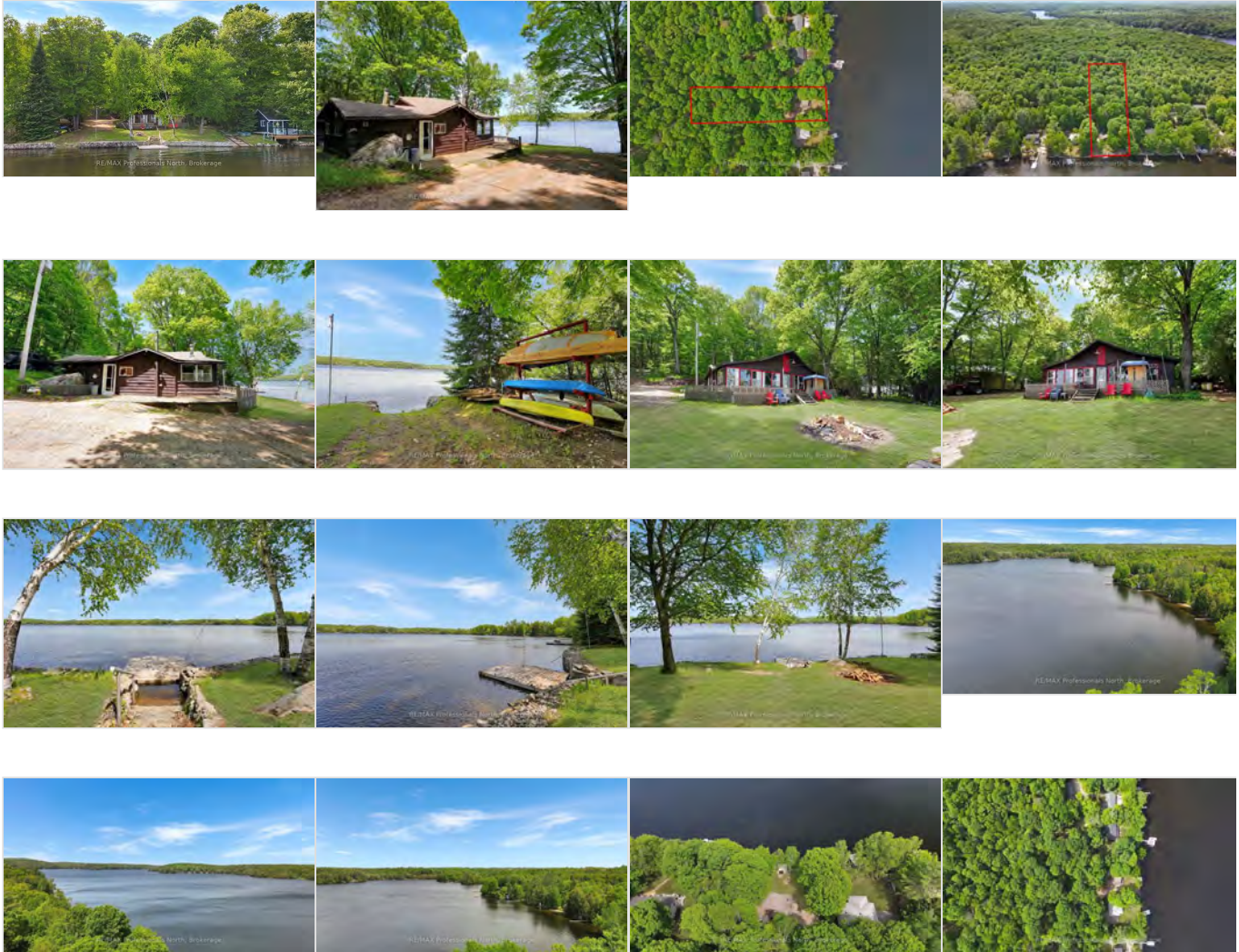
Rooms

MLS® #: X13436196

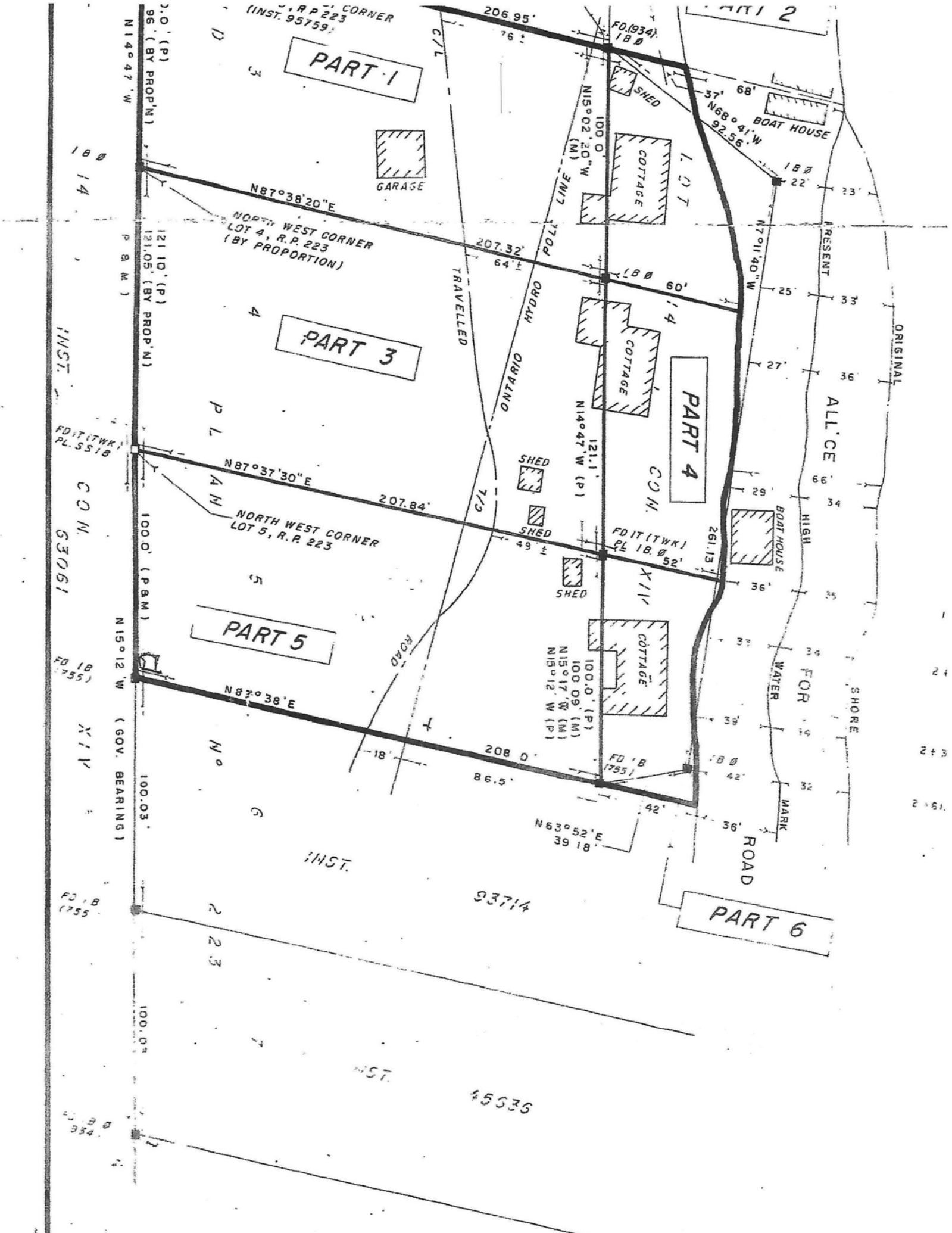
Room	Level	Dimensions (Metric)	Dimensions (Imperial)	Bathroom Pieces	Features
Bathroom	Main			3	

Photos

MLS® #: X13436196 **1024 NORANDY Lane, Minden Hills, Ontario K0M 2K0**



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NORTH WEST CORNER
LOT 4, R.P. 223
(INST. 95759)

PART 1



GARAGE

N87°38'20"E
NORTH WEST CORNER
LOT 4, R.P. 223
(BY PROPORTION)

PART 3

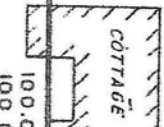
PLANNED

N87°37'30"E

NORTH WEST CORNER
LOT 5, R.P. 223

PART 5

N87°38'E



COTTAGE

100.0' (P)
100.09' (M)
150°17' W (M)
150°12' W (P)

FD 1B (755)

N63°52'E
39.18'

PART 6

93714

45536

100.0' (P)
96' (BY PROP'N)
N14°47' W

121.10' (P)
121.05' (BY PROP'N)
P & M

FD 1B (755)
PL 5518

100.0' (P & M)

150°12' W (GOV. BEARING)
100.03'

100.03'

206.95'
76'
C/L

TRAVELLED

HYDRO
ONTARIO

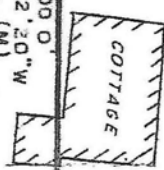
7/3

ROAD

FD (934)
1B 0



SHED



COTTAGE

100.0' (P)
150°02' 20" W (M)

FD 1B (755)

121.1' (P)



SHED



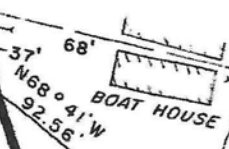
SHED



SHED

FD 1B (755)
PL 18.0 52'

711 2



BOAT HOUSE

N68°41' W
92.56'

N70°11' 40" W

PRESENT

ORIGINAL

ALL'CE

HIGH

FOR

SHORE

WATER

MARK

ROAD

INST.

CON. 63061

FD 1B (755)

XIV

FD 1B (755)

FD 1B (755)

INST.

INST.

ORIGINAL

HIGH

FOR

SHORE

MARK

ROAD

1024 Norandy Lane, Canning Lake



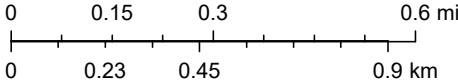
July 7, 2025

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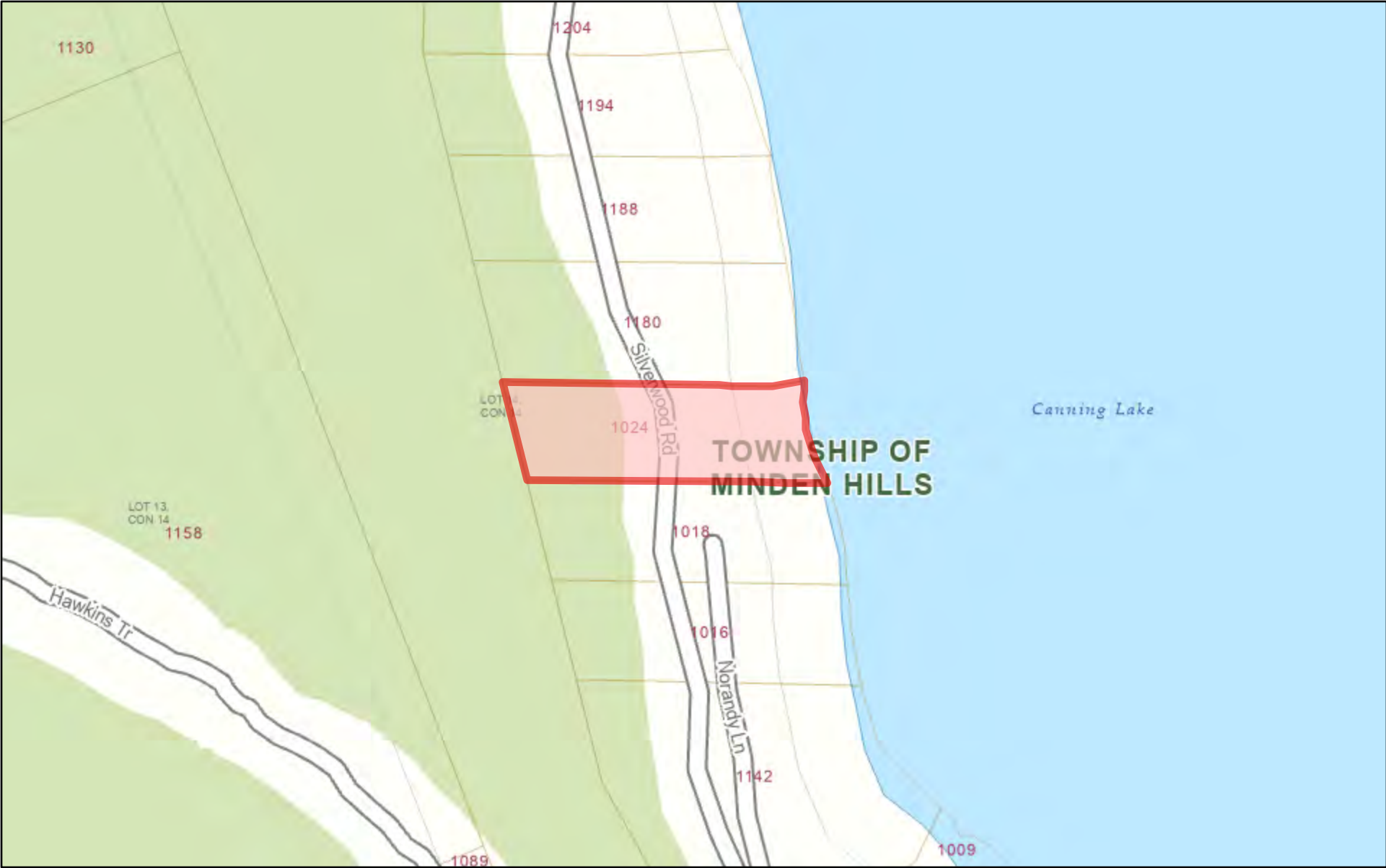
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Scale: 1:18,056



1024 Norandy Lane, Canning Lake



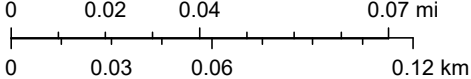
July 7, 2025

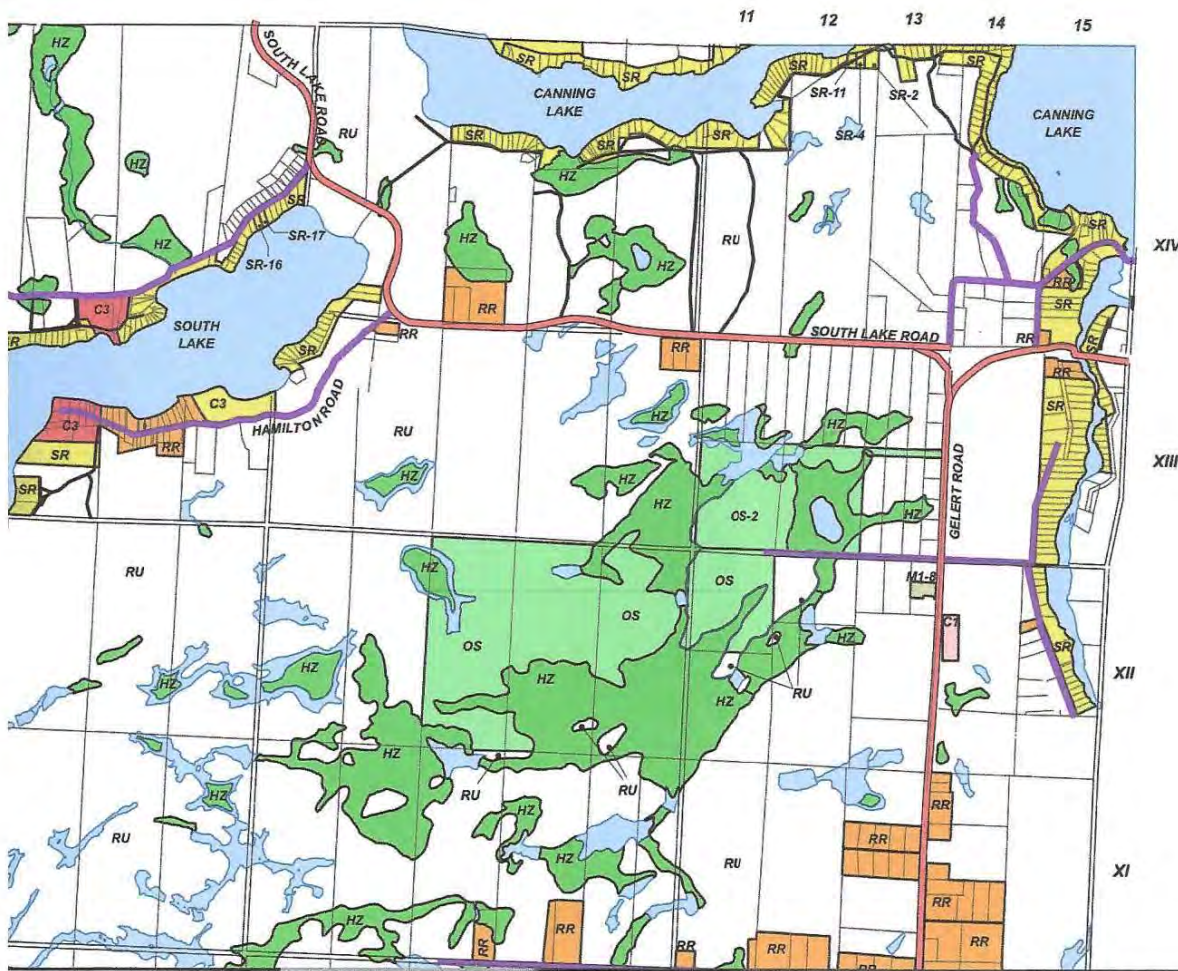
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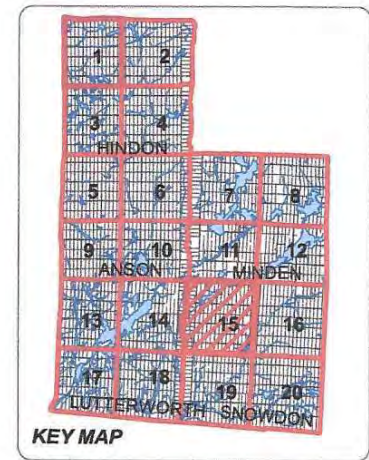


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**TOWNSHIP OF MINDEN HILLS
ZONING BY-LAW 06-10
GEOGRAPHIC TOWNSHIP OF SNOWDON
SCHEDULE '15'**



LEGEND

HZ HAZARD LAND	C4 VILLAGE COMMERCIAL
FW FLOODWAY	M1 GENERAL INDUSTRIAL
OS OPEN SPACE	M2 EXTRACTIVE INDUSTRIAL
RU RURAL	M3 WASTE DISPOSAL INDUSTRIAL
HR HAMLET RESIDENTIAL	LOTS-CONCESSIONS
RR RURAL RESIDENTIAL	35 HIGHWAYS
SR SHORELINE RESIDENTIAL	
C3 COMMUNITY FACILITY	

Canning Lake

Haliburton County
Lot 15

Minden Township
Con I

Physical Data

Longitude - 78°38'

Latitude - 44°56'

Surface Area - 488 acres

Maximum Depth - 67ft

Perimeter 10 miles

Mean Depth 20 ft

Height Above Sea Level 954 ft

Lake Characteristics

At the time of the survey, June 26, 1975, the temperature ranged from 74°F at the surface to 40°F at the bottom. Thermal stratification was evident with the thermocline occurring between 14 ft and 18 ft and the temperature dropping from 65°F to 49°F. The pH level ranged from 8 at the surface to 6.5 at the bottom. The dissolved oxygen content was steady at 27.4mg/L. The water colour was yellow-brown and the secchi disc disappeared 15 ft below the surface.

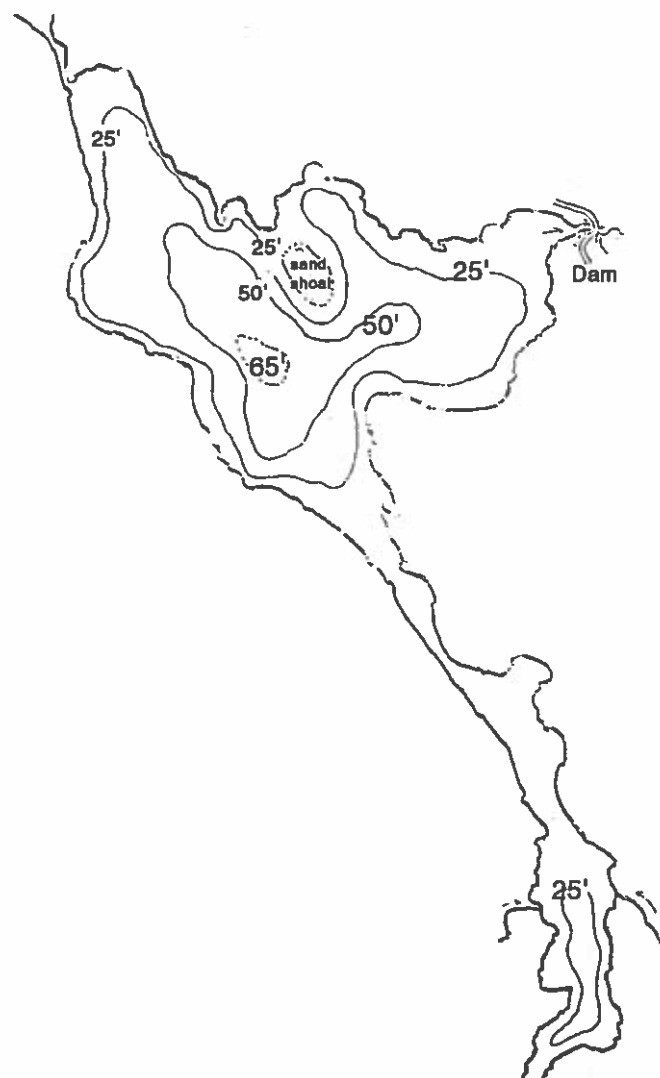
Fish Species Present

Lake trout, whitefish, herring, smallmouth bass, largemouth bass, yellow perch, walleye, muskie.

Access

Close to Minden, lower part of the Kashagawigomog chain.
Accessible from either County Rd 16 or County Rd 121.
Accessible by standard vehicle.

Date of Survey June 26, 1975



(Refer to Minden Township map - page 218)