$349,000 + HST

Welcome to Lot 4 Gonnsen Tr

on Drag Lake, Haliburton

An exceptional opportunity to build on sought-after Drag Lake. This vacant waterfront lot offers approximately 4 acres and an impressive 484 feet of shoreline, providing outstanding privacy and plenty of space to create your ideal cottage or year-round home. Surrounded by the natural beauty of the Haliburton Highlands, the property offers a peaceful setting with expansive lake views and excellent potential for future development.

Troy Austen
Sales Representative

CONTACT DETAILS:
705-457-9994
705-455-7653
info@troyausten.ca
troyausten.ca

Property Client Full

Lot 4 Gonnsen Trail, Dysart, Ontario K0M 1S0

Listing

Lot 4 Gonnsen Tr Dysart
Active / Residential Freehold / Vacant Land

MLS®#: X13746120
List Price: **$349,000**
Price Decrease

Haliburton/Dysart et al/Dudley

Tax Amt/Yr:	**$2,983.72/2026**	Transaction:	**Sale**
SPIS:	**No**	DOM	**28**
Legal Desc:	**See attached Schedule**		
Style:		Rooms Rooms+:	**+0**
Fractional Ownership:		BR BR+:	**0(+0)**
Assignment:		Baths (F+H):	**0(0+0)**
Link:		SF Range:	
Storeys:		SF Source:	
Lot Front:	**484.00**	Fronting On:	**N**
Lot Depth:	**552.00**	Builder Name:	
Lot Size Code:	**Feet**		

Zoning: **WR5L**
Dir/Cross St: **118E to Kennaway Road to Fred Jones Road to Murrays Road and follow to Gonnsen Trail**

PIN #:	**392630432**	ARN #:	**462401000062724**	Contact After Exp:	**No**
Holdover:	**60**			Survey Year/Type:	**Available**
Possession:	**Flexible**	Possession Date:			

Kitch Kitch +	**0 (0+)**	Garage:	
Heat Source:		Room Size:	
Central Vac:	**No**	Rural Services:	
Property Feat:		Security Feat:	
Soil Type:			
Alternate Power:	**None**		

Utilities:	**No Gas, No Hydro, No Sewers, No Cable, No Telephone**
Water Supply Type:	
Water Meter:	
Waterfront Feat:	**Not Applicable**
Waterfront Struc:	**Not Applicable**
Well Capacity:	
Well Depth:	
Special Desig:	**Unknown**
Farm Features:	
Winterized:	

Water Name:	**Drag Lake**				
Waterfront Y/N:	**Yes**	Waterfront:	**Direct**	Island YN:	**No**
Water Struct:	**Not Applicable**	Easements/Restr:	**Unknown**		
Water Frontage:	**147.52**				
Water Features:	**Not Applicable**				
Under Contract:		Dev Charges Paid:		HST App To SP:	**In Addition To**
Access To Property:	**Private Road**				
Shoreline:	**Clean, Deep**	Shoreline Exposure:			
Shoreline Road Allowance:	**Owned**				
Docking Type:	**None**	Water View:	**Obstructive**	Channel Name:	

Remarks/Directions

Client Rmks: **An exceptional opportunity to build on sought-after Drag Lake. This vacant waterfront lot offers approximately 4 acres and an impressive 484 feet of shoreline, providing outstanding privacy and plenty of space to create your ideal cottage or year-round home. Surrounded by the natural beauty of the Haliburton Highlands, the property offers a peaceful setting with expansive lake views and excellent potential for future development. Drag Lake is well known for its deep clean water, fantastic boating, swimming, and fishing, making it one of the area's most desirable lakes. With generous frontage and acreage, this property provides the rare combination of privacy, space, and waterfront on a premier lake. A great opportunity to secure a large parcel and build to suit in a sought-after location.**

Listing Contracted With: **RE/MAX Professionals North**

Prepared By: TROY AUSTEN, REALTOR Salesperson **Date Prepared: 10/02/2026**

Photos

MLS®#: X13746120 **Lot 4 Gonnsen Trail, Dysart, Ontario K0M 1S0**

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42°37'	317.1	52°15'	15.5	195°45'	180.0	199°27'	258.0	210°19'	356.2	222°10'	102.4	225°13'	75.4
42°40'	315.5	52°34'	146.4	195°58'	162.3	199°30'	263.7	210°35'	358.8	222°12'	39.6	225°18'	68.1

COORDINATE TABLE

MEAN COORDINATE TABLE (UTM GRID NAD83 CSRS EPOCH 2010)
(DERIVED FROM PLAN 19R-9923)

POINT ID	NORTHING	EASTING	DESCRIPTION
ORP 'A'	4991731.762	703034.577	SSIB
ORP 'B'	4991706.140	703150.528	SPIKE

ALL MEAN COORDINATES ARE IN METRES, ARE RELATED TO UTM ZONE 17 (81°00'W LONGITUDE) NAD83 CSRS AND HAVE A RELATIVE ACCURACY TO MEET THE REQUIREMENTS OF (RURAL) AREA AT A 95% CONFIDENCE LEVEL

THE COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH THE CORNERS OR BOUNDARIES SHOWN ON THE PLAN.

DETAIL 'D'

BETWEEN THE TOWNSHIPS OF DYSART AI
(CLOSED BY BY-LAW 2001-93 IN H237153)
NOW IN THE
MUNICIPALITY OF DYSART ET
COUNTY OF HALIBURTON

SCALE 1 : 1500
0 3 15 30 75 120
METRES

C. D. BUNKER, O.L.S.
2019

BEARINGS ARE ASTRONOMIC AND ARE DERIVED FROM THE EASTERLY LIMIT OF PARTS 1 AND 2 PLAN 19R-10188 HAVING A BEARING OF N20°51'W.

METRIC

DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

DISTANCES ON THIS PLAN ARE HORIZONTAL GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY THE AVERAGE COMBINED SCALE FACTOR OF 1.0000560

SUBDIVISION FINAL APPROVAL STAMP

APPROVED UNDER SECTION 51 OF THE PLANNING ACT,
THIS 17 DAY OF April , 2023.

STEPHEN STONE, DIRECTOR OF PLANNING
COUNTY OF HALIBURTON

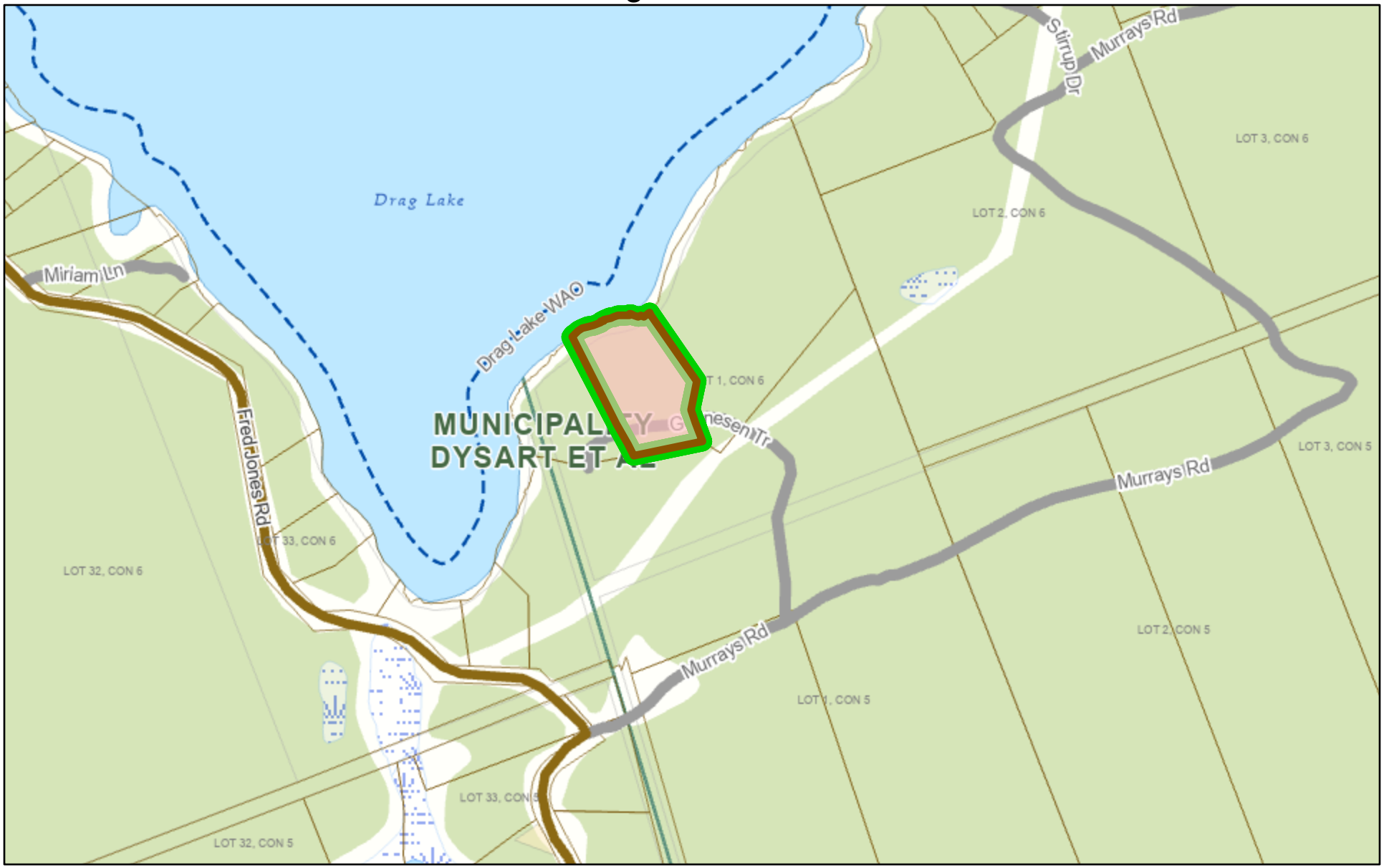
LEGEND

SIB	DENOTES STANDARD IRON BAR (0.025mX0.025mX1.2m)
SSIB	DENOTES SHORT STANDARD IRON BAR (0.025mX0.025mX0.60m)
IB	DENOTES IRON BAR (0.016mX0.016mX0.60m)
RP	DENOTES ROCK POST
RIB	DENOTES ROUND IRON BAR
(P1)	DENOTES 19R-7198
(P2)	DENOTES 19R-1754
(P3)	DENOTES 19R-9923
(P4)	DENOTES 19R-6756
(P5)	DENOTES 19R-3999
B/G	DENOTES BELOW GRADE
■	DENOTES FOUND SURVEY MONUMENT
□	DENOTES PLANTED SURVEY MONUMENT
℄	DENOTES CENTER LINE
INST	DENOTES INSTRUMENT NUMBER
(WIT)	DENOTES WITNESS MONUMENT
(IA)	DENOTES MONUMENT WITH INACCESSIBLE MARKINGS
HBP	DENOTES HYDRO BELL POLE
(934)	DENOTES H. CURRY BISHOP, O.L.S.
(1669)	DENOTES W. T. PEARCE,O.L.S.
(B&W)	DENOTES BISHOP & WILSON LTD.
(UM)	DENOTES UNMARKED MONUMENT

ALL MONUMENTS ARE (1323) UNLESS OTHERWISE NOTED

DETAIL 'A'

Drag Lake Lot 4



May 11, 2026

N

Scale: 1:9,028

0 0.07 0.15 0.3 mi

0 0.1 0.2 0.4 km

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WR3L
WR4L
WR4L
WR5L
WR4L
WR3L
WR6L
WR5L-3
WR5L-4
WR6L-5
CT
RU1L
RU1
RU1
RU2
RU2-2
RU2
RU1-13
WR4L
WR4
WR4
South Portage Lake

Drag Lake

Haliburton County Dudley and Dysart Townships

Physical Data

Surface Area - 2,477 acres Perimeter - 26.1 miles
Maximum Depth - 180 ft Mean Depth - 59 ft

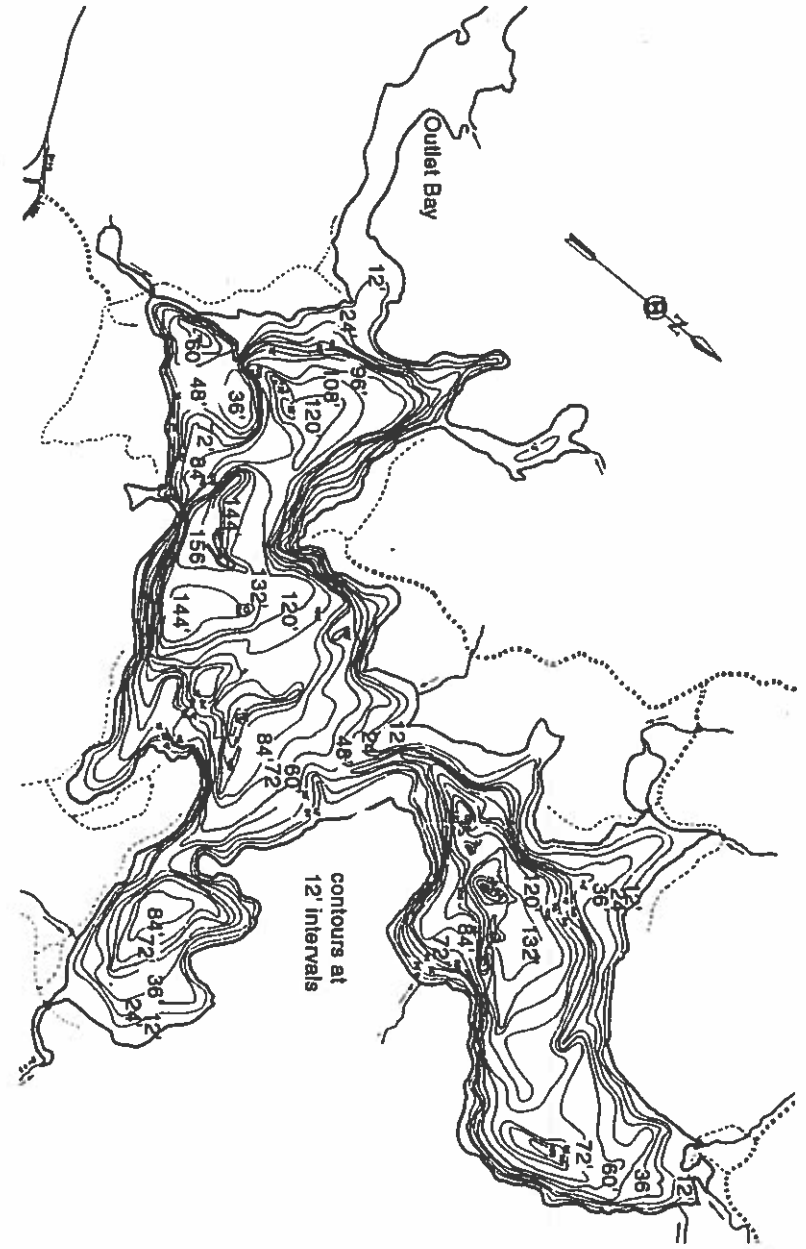
Lake Characteristics

Drag Lake is a fairly large waterbody, the bottom consisting of three basins. Water colour is blue-green and very clear, indicated by the disappearance of the secchi disc from view 21 ft from the surface. Susceptible to acid rain.

Fish Species Present

Lake trout, brook trout, lake herring, smallmouth bass, rock bass, longnose sucker , white sucker, pumkinseed, fathead minnow, finescale dace, brook stickleback , golden shiner, common shiner.

Drag Lake is predominantly a lake trout - smallmouth bass fishery. Lake trout are taken during the ice fishing period by using minnows and jigging with artificial lures. Trolling is the usual way of catching lake trout during open water season. Small mouth bass are angled by means of still fishing and spin casting, usually along the rocky shoreline and in the shallower bays. Will be open Jan 1/02 for ice fishing. Slot size, check with MNR for current regulations.

Access

Drag Lake is located 8 km east of Haliburton on Hwy 121 and can be reached via Kenneway Rd. Boat launching sites are located at Kenneway Rd.