

357 Canoe Crescent

Voyageur Lakes

\$2,199,900

- This is your rare opportunity to own a fully finished, turnkey new construction offering by Mathair Homes, where every inch has been carefully customized and curated to a level rarely seen in today's market.
- This executive bungalow is set on a spacious, flat and very private lake-front lot, offering the perfect balance of privacy, community, and a daily connection to nature.
- From the moment you arrive, the striking curb appeal is undeniable—featuring a professionally landscaped lot, concrete-paver front walkway, a paved driveway, and a rear lower patio that adds both function and beauty.
- The exterior blends a soft, neutral pallet of cedar shakes, wide-plank engineered siding and natural stone to create a timeless and refined first impression.
- Inside, luxury lives in the details: custom millwork, designer lighting, high-end plumbing fixtures, quartz countertops and breathtaking tile selections elevate every space.
- Experience the artistry of custom trim, feature walls, and organic wallpaper selections—adding texture, character, and refined elegance throughout the home.



- This home is a true showstopper—offering the perfect mix of spacious living and warm, modern design in a beautiful, move-in-ready package.
- A custom stone archway frames the solid wood arched entry door, opening to a welcoming foyer with shiplap detailing and a walk-in entry closet.
- The open-concept layout seamlessly connects the kitchen, dining, and family spaces, enhanced by a 9-foot sliding door that leads to a large, covered and private back deck with stunning lake views—creating an effortless indoor-outdoor connection and filling the home with natural light.
- The living room features a soaring shiplap-clad vaulted ceiling and a striking propane fireplace flanked by warm wood custom built-ins, adding depth and refined contrast to the space.
- The dining area is wrapped in expansive windows with serene lake and woodland views—bringing charm and refinement to everyday meals.
- Warm whites and natural wood tones define the beautifully appointed kitchen, featuring an oversized professional-grade propane range beneath a custom hood, veined quartz countertops, artisan tile and quartz backsplashes, high-end appliances, and a substantial 10-foot working island illuminated by statement pendants.
- Designed to keep everyday essentials organized and out of sight, the garage entry mudroom offers custom storage and supports streamlined family living.



- Wake to tranquil lake views from the expansive primary suite, where oversized windows, a custom feature wall, and a soft neutral palette create a restful retreat. A beautifully customized walk-in closet provides exceptional storage and organization.
- The ensuite is a true standout, pairing rich wood dual vanities with hexagon flooring, a freestanding tub, a private water closet, in-floor heat and a walk-in shower wrapped in impressive large-format tile. The result is both highly functional and quietly luxurious.
- The spacious laundry room blends style and function with ample counter space, a sink, stunning backsplash and wallpaper, a builtin ironing board and abundant closed storage—making everyday tasks feel effortlessly organized and elevated.
- The generously sized main-floor office is finished with warm, textured wallpaper and a beautiful wood door featuring an arched reeded-glass inset.
- Two additional bedrooms, each with its own lake view, share a beautifully appointed five-piece bath with in-floor heating and complete the upper level with comfort and versatility for family or guests.
- The thoughtfully designed walkout lower level features two additional bedrooms with lake views, served by an expansive five-piece bathroom.
- A versatile office or den, spacious gym with interior windows that draw in natural light and lake views, and an oversized utility and storage room add functionality.



- A dedicated wet bar and grade-level walkout to the lake-facing backyard create a natural setting for effortless lakeside entertaining, with ample space for future landscaping and recreation.
- The propane gas fireplace, range, and BBQ box provide convenient and efficient cooking options and a warm and inviting atmosphere for entertaining and relaxation.
- The home is equipped with a stand-alone generator connection capable of powering the entire property, with the exception of the furnace, ensuring essential systems remain operational during an outage.
- Experience the seamless integration and enhanced convenience of a smart home wiring system, providing effortless control over lighting, security, climate, and entertainment—transforming your living space into a technologically advanced and interconnected haven.
- Dual heat pumps—one for the basement and another for the rest of the home—ensure optimal temperature control and personalized comfort on every floor year-round.
- Hammonds Plains is a great place to call home, with its array of local amenities—nearby grocery stores, shops, restaurants, parks, and excellent schools provide everything you need for a comfortable and convenient lifestyle.
- Don't miss this rare opportunity to own a finished, turnkey, custom home in the prestigious Voyageur Way subdivision.

