



Compliments of: **STEVE WELLS, Sales Person: 613-284-7640**  
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 Company Name: **124 RIDEAU REALTY LIMITED BROKERAGE: 613-272-5000**



**2017-07-19**

**0 BROOKS POINT ROAD, Elgin K0H 1E0**

ML#: **1069827**



Status: **Active** List Price: **\$109,000**  
 Dist/Neigh: **817- Rideau Lakes (S Crosby)** Type: **Waterfront Lot**  
 Munic: **Twp**  
 Neigh Name: **Rideau Lakes** Sale/Lse: **North**  
 Lot Size: **255 ' x 475 '** # Acres: **1.000**  
 Zoning: **Residential** # Lots: **Master:**  
 Zoning Desc: **Residential**  
 SubDiv:  
 Legal: **pt lot 13 con 9 southcrosby pt 28144t 112br787s/tlr8902**

Directions/Remarks

Directions: **Hwy. 15 to Jones Falls Road follow to Ritz road to Brooks Point Road (beside 402). See signs.**  
 Public Remarks: **Great chance to own a lot on Opinicon Lake. 255 feet of water frontage. Priced to sell! Contact listing agent.**

Property Details

Current Use:		Road Surface:	<b>Gravel/Rock</b>	Lot Type:	<b>Waterfront Lot</b>
Building Permit:		Area:		Road Access:	<b>Private Road</b>
Develop Status:	<b>Boundary Line Survey</b>	Sewer:	<b>None</b>	Power:	
Convenants:					
Water Supply:	<b>None</b>				
Lot Improve:	<b>Lake</b>				
Site Influences:	<b>Treed Lot</b>				
Neigh Influences:	<b>Water Nearby</b>				
Restrictions:	<b>Unknown</b>				

Other Property Information

Assoc/POTL Fee: **\$0**      **N/A**      Taxes/Yr: **\$255.00/2017**  
 Assmt/Yr:                Survey/Yr:

Office Information

List Office #1: **RIDEAU REALTY LIMITED, Brokerage**

Conditional/Sold/Other Information

FD:		PR:	CD:
DOM:	<b>2</b>	SD:	SP:
SRD:			