



SCOTT BURNS
 Broker Of Record
 RIDEAU REALTY LIMITED , Brokerage
 scott@rideaurealty.ca
 http://www.rideaurealty.ca



0 DR JOHN LANE, Elgin K0G 1E0

ML#: **1170828**



Status:	Active	List Price:	\$124,500
Dist/Neigh:	817- Rideau Lakes (S Crosby) Twp	Type:	Waterfront Lot
Munic:	BENSON LAKE	Sale/Lse:	West
Neigh Name:	BENSON LAKE	Fronting:	West
Lot Size:	166 ' x 0 ' Irregular	# Acres:	1.760
Zoning:	Residential	# Lots:	
Zoning Desc:	Residential	Master:	
SubDiv:			
Legal:	LT 5 PL 346 TOWNSHIP OF RIDEAU LAKES		

Directions/Remarks

Directions: **From Hwy 15 turn onto Chaffey's Lock Rd, cross over Chaffey's Lock than turn right onto Indian Lake Rd, than turn left onto Dr. John Lane and the lot will be on your right.**

Public Remarks: **Nicely treed waterfront lot on Benson Lake which is part of the historic Rideau System. Very easy road access off of Indian Lake Road which is a hard surfaced Township maintained road on to Dr. John Lane which is a privately maintained road which is open and plowed year round with other year round homes on this road. This lot is less then 30 secs down Dr. John Lane. The lot is west facing so you get to enjoy some beautiful sunsets. Affordable lot on the Rideau System for your dream cottage or home!**

Property Details

Current Use:		Road Surface:		Lot Type:	Waterfront Lot
Building Permit:		Area:		Road Access:	
Develop Status:		Sewer:	None	Power:	
Convenants:					
Water Supply:	None				
Lot Improve:					
Site Influences:	Lakefront, Treed Lot, Waterfront				
Neigh Influences:	Recreation Nearby, Water Nearby				
Restrictions:					

Other Property Information

Assoc/POTL Fee:	\$150	Annual	Taxes/Yr:	\$739.00/2019
Assmt/Yr:			Survey/Yr:	

Office Information

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