



ZACH SHEA
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11-Aug-2020

0 GAMBLE SLY ROAD, Elgin K0G 1E0

ML#: 1204767

New Listing!



Status: **Active**
 Dist/Neigh: **817- Rideau Lakes (S Crosby) Twp**
 Munic: **Sand Lake**
 Neigh Name: **Sand Lake**
 Lot Size: **254.34 ' x 0 ' Irregular**
 Zoning: **Vacant - Farmland**
 SubDiv:
 Legal: **PT LT 9 CON 7 SOUTH CROSBY PT 1, 28R12450; T/W LR372287; T/W LR283846; S/T BENEFICIARIES INTEREST IN LR44066; S/T DEBTS IN LR254477; RIDEAU LAKES**

List Price: **\$224,900**
 Type: **Acreage Waterfront**
 Sale/Lse:
 Fronting: **North**
 # Acres: **6.196**
 # Lots:
 Master:

Directions/Remarks

Directions: **From Hwy. 15 to Jones Falls - Follow to Gamble Sly Rd. - Look for Rideau Realty sign near corner or Gamble Sly Rd. & Hanlon Bay Rd.**

Public Remarks: **Lovely 6+ acre lot with 254 feet of natural waterfront located on Sand Lake of the Rideau System. Private, treed lot with a couple of potential building sites already cleared. Call today for more info!**

Property Details

Current Use:
 Building Permit:
 Develop Status:
 Convenants:
 Water Supply: **None**
 Lot Improve: **Lake**
 Site Influences: **Acreage, Boat Access, Lakefront, Lakeview, Private, Treed Lot, Waterfront, Wooded Area**
 Neigh Influences: **Golf Nearby, Water Nearby**
 Restrictions: **Right Of Way**

Road Surface: **Gravel/Rock**
 Area:
 Sewer: **None**
 Power:

Lot Type: **Acreage Waterfront**
 Road Access: **Easement/Right Of Way**

Other Property Information

Assoc/POTL Fee: **\$0** **N/A** Taxes/Yr: **\$10.00/2020**
 Assmt/Yr: Survey/Yr:

Office Information

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

Conditional/Sold/Other Information

FD: PR: CD:
 DOM: **0** SD: SP:
 SRD: