



ZACH SHEA
 Broker
 Ph: 613 331-2635
 zachshearealty@gmail.com
 http://www.rideaurealty.ca



0 PINE GLEN ROAD, Elgin KOF 1E0

ML#: 1304003



Status: **Active** List Price: **\$99,000**
 Dist/Neigh: **817- Rideau Lakes (S Crosby)** Type: **Lot**
 Twp
 Munic: Sale/Lse:
 Neigh Name: **Elgin** Fronting: **Northeast**
 Lot Size: **395 ' x 198 '** # Acres: **1.780**
 Zoning: # Lots:
 Zoning Desc: **Vacant Residential** Master:
 SubDiv:
 Possession: **TBD**
 Legal: **PT LT 21 CON 4 SOUTH CROSBY PT 1 28R4663; RIDEAU LAKES**

Directions/Remarks

Directions: **From Chaffeys Lock Rd turn onto Garret Rd. - Left onto Clear Lake Rd. - Right onto Pine Glen Rd. - Stay right and there is a grass path that leads down to the property.**

Public Remarks: **Here is your chance to own a private, 1.78 acre lot tucked back off of Pine Glen Road. Access to the lot is off of an unopened road allowance, but the Sellers have permission from the Township to construct a driveway on it. Call for more info!**

Property Details

Current Use:
 Building Permit:
 Develop Status:
 Convenants:
 Water Supply: **None**
 Lot Improve:
 Site Influences: **Private, Wooded Area**
 Neigh Influences: **Golf Nearby, Recreation Nearby, Water Nearby**
 Restrictions: **Right Of Way**

Road Surface: **Dirt**
 Area:
 Sewer: **Other (See Remarks)**
 Power:
 Lot Type: **Lot**
 Road Access: **Easement/Right Of Way**

Other Property Information

Assoc/POTL Fee: **\$0** **N/A** Taxes/Yr: **\$220.00/2020**
 Assmt/Yr: Survey/Yr:

Office Information

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

Conditional/Sold/Other Information

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