



STEVE WELLS
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07-May-2024 **00 CLEAR LAKE ROAD, Elgin K0G 1E0** ML#: **1389929**

New Listing!



Status:	Active	List Price:	\$139,000
Dist/Neigh:	817- Rideau Lakes (S Crosby) Twp	Type:	Lot
Munic:		Sale/Lse:	
Neigh Name:	RIDEAU LAKES	Fronting:	East
Lot Size:	201 ' x 502 ' Irregular	# Acres:	2.200
Zoning:		# Lots:	
Zoning Desc:	RESIDENTIAL		
SubDiv:			
Possession:	TBD		
Legal:	PT LT 18 CON 4 SOUTH CROSBY PT 7 28R4630 TOWNSHIP OF RIDEAU LAKES		

Directions/Remarks

Directions: **Hwy 15 to Chaffey's Lock Road, follow to Clear Lake Road turn north (right), property on left hand side, see realtor signs**

Public Remarks: **Fantastic building lot approx. 2.2 acres in size. Present owner has cleared large area of the lot, perfect place to build. Hydro at the road for easy connection. High speed is available. Zoned residential. Close to Rideau Lakes water system. Close to public boat launches, 2 marinas and The Opinicon restaurant and ice cream store. Contact for more details.**

Property Details

Current Use:		Road Surface:		Lot Type:	Lot
Building Permit:		Area:		Road Access:	Township Road
Develop Status:	Unknown	Sewer:	None	Power:	
Convenants:					
Water Supply:	None				
Lot Improve:					
Site Influences:	Acreage, Hydro, No Rear Neighbours, Partially Landscaped, Treed Lot				
Neigh Influences:	Golf Nearby, Recreation Nearby, Water Nearby				
Restrictions:	Unknown				

Other Property Information

Taxes/Yr:	\$340.00/2024	Assmt/Yr:		Survey/Yr:	
Assoc/POTL Fee:	\$0.00				

Office Information

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

Conditional/Sold/Other Information

FD:		PR:		CD:	
DOM:	2	SD:		SP:	
SRD:					