



0 Clear Lake Rd **List: \$109,000 For: Sale**
Rideau Lakes Ontario K0G 1E0
 Rideau Lakes 817 - Rideau Lakes (South Crosby) Twp Leeds and Grenville
SPIS: N **Taxes: \$214.76/2025**

Vacant Land **Front On: W** **Rms:**
Link: **Acre: .50-1.99** **Bedrooms: 0**
Washrooms: 0

Lot: 159 x 515 Feet Irreg:
Dir/Cross St: Clear Lake Rd / Chaffey's Lock Rd

MLS#: X12121505 **PIN#:** 442860129

Possession Remarks: TBD

Kitchens: Fam Rm: Basement: Fireplace/Stv: Heat: A/C: Central Vac: N Apx Age: Apx Sqft: Assessment: POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Phys Hdcap-Eqp:	Exterior: Drive: Gar/Gar Spcs: Drive Park Spcs: Tot Prk Spcs: UFFI: Pool: Energy Cert: Cert Level: GreenPIS: N Prop Feat:	Zoning: Cable TV: N Hydro: A Gas: N Phone: A Water: None Water Supply: Sewer: None Spec Desig: Unknown Farm/Agr: Waterfront: None Retirement: Oth Struct:
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Waterfront: None

#	Room	Level	Length (ft)	Width (ft)	Description
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Client Remks: Here is a great building lot on a quiet, paved Township maintained road in the heart of Rideau Lakes. This 1.8+ acre lot already has a driveway in place and an environmental impact study completed saving you a few steps and lowering your costs towards building your new dream home. This partially cleared, beautifully treed lot backs onto the Cataraqui Trail with access to the Trail just down the road. Great location not far from the village of Elgin and the beautiful waterfront community of Chaffey's Lock. Only about a 45 min commute to both Kingston and Brockville. Country living, recreation, trails, lakes and so many adorable villages nearby with great dining, shopping and other amenities in this wonderful community you could call home.

Extras:

Listing Contracted With: RIDEAU REALTY LIMITED **Ph:** 613-272-5000