

Status FOR SALE		Lot 5 Part 2 0 Spithead Road		Vacant Land , Residential		
Sale/Rent For Sale				List Price \$310,000		
MLS # K20001480		Howe Island , ON K7G 2V6		Sold Price		
	Orig Price \$310,000		List Date 3/16/2020		DOM 0	
			Sold Date		Expiry Date 6/30/2020	
	Land Type Deeded Land		District The Islands			
	Approx SqFt		Sub District 04 - The Islands			
	Zoning RES		Zoning RES			
	Waterfront Yes		Fronting On North			
Lot Size 150.00 x 520.8		Taxes \$ \$1,335.42				
Irregular No		Tax Year 2019				
Acres		PIN 363120561				
Property Size 1.0 -2.99 Acres		Title Freehold				
Access Municipal Road		Possession TBD				
		Legal Description PART LOT 5, PLAN 375, PART 2, PLAN 13R8615				
Virtual Tour						
Directions Howe Island Ferry, then right onto Spithead Road						
Workable Acres			Association Fee			
Acres Pasture			Road Maint Fee			
Acres Treed/Bus			Annual Land Lease Fee			
Acres Tilled						
Acres Fenced						
Water/Well None						
Sewer/Septic None						
Services Garbage Pickup, High Speed Internet, Hydro, School Bus Service, Telephone						
Site Influences Level, Partly Cleared						
Restrictions						
Documents Survey						
Water Name Bateau Channel St. Lawrence River			WF Features			
Waterfrontage (ft) 383.00						
Shoreline Rd Allow Own			WF Features Other			
Waterfront Exposure North						
Shoreline						
Chattel Included N/A						
Fixtures Excluded N/A						
Public Remarks Located on Spithead Road (Howe Island) this Waterfront lot offers 383.0 ft of clean waterfrontage. LOT is 150' x 520.8' and ready for you to build and enjoy the beautiful views of the Bateau Channel on the St. Lawrence River. Just minutes from Howe Island Ferry (2.0 km)						
Realtor Remarks Agents, for showings please call the office at (613) 507-3629 to reach the Duty Agent or emailOffice@pennyblake.com *** Buyers pay HST of the Purchase Price						
Sellers Name James Thomas Ellerton			Sellers Name			
Co-Operating Broker Comm \$ \$0.00			Co-Operating Broker Comm 2.00 %			
List Office RE/MAX FINEST REALTY INC., BROKERAGE MAIN: +1 613-507-3629			List Agent PENNY BLAKE - MAIN: +1 613-507-3629 pblake@kos.net MAIN: +1 613-507-3629			
Sign Yes						

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