




Status FOR SALE		Lot 6 0 Spithead Road		Vacant Land , Recreational		
Sale/Rent For Sale				List Price \$349,995		
MLS # K20001478		Howe Island , ON K7G 2V6		Sold Price		
	Orig Price \$349,995		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 349.40 x		Taxes \$ \$1,843.83				
Irregular Yes		Tax Year 2019				
Acreeage		PIN 363120645				
Property Size 3.0 - 9.99 Acres		Title Freehold				
Access Right of Way		Possession TBD				
  		Legal Description PART LOT 6, PLAN 375				
Virtual Tour						
Directions Howe Island Ferry, then right onto Spithead Road						
Workable Acres Acres Pasture Acres Treed/Bus Acres Tilled Acres Fenced			Association Fee Road Maint Fee Annual Land Lease Fee			
Water/Well None Sewer/Septic None Services Garbage Pickup, High Speed Internet, Hydro, School Bus Service, Telephone Site Influences Cleared, Level Restrictions Documents Survey						
Water Name Bateau Channel St. Lawrence River Waterfrontage (ft) 836.00 Shoreline Rd Allow Own Waterfront Exposure North Shoreline			WF Features WF Features Other			
Chattel Included n/a Fixtures Excluded n/a Public Remarks Located on Spithead Road (Howe Island) this Waterfront lot offers 836.0 ft of clean waterfrontage. LOT is 349.8' x Irregular and ready for you to build and enjoy the beautiful views of the Bateau Channel on the St. Lawrence River. Shoreline is a mix of Natural Rocky Shoreline and Wetlands. Just minutes from Howe Island Ferry (2.0 km). Howe Island Ferry runs 24 hours 7 days a week & on demand. Realtor Remarks Agents, for showings please call the office at (613) 507-3629 to reach the Duty Agent or email Office@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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