

\$670,000 - 244A RIVERSIDE Drive

Listing ID: 40577426

\$670,000

, 2.5 acres

Vacant Land

244A RIVERSIDE Drive, Kearney,
Ontario, P0A1M0

Beautiful private 2.5 acre waterfront lot in Kearney 'Ontario's Biggest Little Town' with 215 feet of frontage on the Magnetawan River which gives boating access to Beaver, Hassard and Perry Lakes, providing over 8 kms of inboard/outboard boating. You can canoe all the way into Algonquin Park. Kearney allows for ATV and snowmobiles in town; you can snowmobile right from the property to the OFC trails. Kearney is the best for ATV and Snowmobile enthusiasts. Super close to the RAP (Round Algonquin Park) Snowmobile Trail. Underground lines to a hydro transformer are at the east edge of the property. No driveway entrance permit needed as it is off a private road. No development fees - just a building permit needed. Lot is sandy which is excellent for excavating. There is a registered road agreement. The private road is a deeded right of way owned by one of the neighbors. The buyers would need to sign a road maintenance agreement stating that they will cover 1/3 of the costs of road maintenance and will repair the Road if they damage it. (id:50245)

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Listing Office:Royal LePage Lakes Of Muskoka Realty, Brokerage, Huntsville - Centre Street