

\$99,500 - 1088 ASHGROVE Trail Unit# 44

Listing ID: 40587202

\$99,500

, 0.49 acres

Vacant Land

1088 ASHGROVE Trail Unit# 44, Arden,
Ontario, K0H1B0

Incredible find. Potential Investment Income. Great opportunity for a vacation Property (portable home rental income) A waterfront lot that has a beautiful view of the lake with great fishing and swimming. The area is excellent to hike, ATV, snowshoe or snowmobile, fish, boat. There is a community boat launch on the south side of the lake with access to the Salmon River System that joins many other lakes. There are 2 shower units and 2 drinking water stations on both the north and south side of the lake. The roads are maintained year round so you can access your property anytime you can actually bring your RV and start enjoying your lot right away for. Don't wait you can be on the lake this summer. This is an opportunity you don't want to miss. Hydro is close to the property line already, making things easier when you're ready to build. Park model mobile home on CSA approved footings is permitted. You can build a 4-season cottage or home, even park your RV while you build. It is the buyer's responsibility to get all building permits, comply with the township and condo corporation and pay all fees associated with the development of the property. The corporation takes care of the general maintenance, landscaping, property

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management including snow ploughing in the winter for a low fee of \$52.00 per month. (id:50245)

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Listing Office:Buy The Shores of Georgian Bay Realty Inc. Brokerage