

\$4,900,000 - 0-2999 OGDENS BEACH Road

Listing ID: 40615652

\$4,900,000

, 301.75 acres

Vacant Land

0-2999 OGDENS BEACH Road, Port
McNicoll, Ontario, L0K1R0

Prime Commercial and Rural Land for Sale: Highway 12 and Ogdens Beach Road, Port McNicoll, Ontario. This exceptional 301.75-acre development site is strategically located just west of Port McNicoll and south of Georgian Bay, presenting a prime opportunity for commercial and rural investment. With a total of 301.75 acres, 48.95 acres being the commercial component and two residential houses with tenant. Key Features of this impressive parcel: Size and Composition: The Property encompasses six parcels, with five contiguous and the sixth being a standalone house across Jones Court to the south. Accessibility: Boasting five convenient access points via Triple Bay Road, Highway 12, Ogdens Beach Road, Talbot Street, and Jones Court. Designations: The Township's Official Plan designates 48.95 acres as Highway/Service/Tourist/Commercial. Please see the Official Plan for details and uses. This property provides an investor with the opportunity for mixed use development, residential & commercial. Port McNicoll offers residents seamless connectivity to Barrie and the Greater Toronto Area through and is only a short drive to Orillia and moment to Midland, making it an ideal location for both

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commercial and residential development.

This unique land offering in Southern Georgian Bay represents a significant opportunity for strategic development and investment. Don't miss the chance to acquire a substantial piece of prime real estate in a highly desirable location. (id:50245)

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Listing Office:Royal LePage Locations North (Collingwood Unit B) Brokerage