

## Listing ID: 40622157

**\$199,000**

, 2.48 acres

Vacant Land

1067 THOMAS Road Unit# LOT 3  
(Barkway Rd), Gravenhurst, Ontario,  
P1P1R3

This newly created lot boasts nearly 2.5 acres of pristine land, offering a canvas upon which to realize your dream home aspirations, PLUS deeded access to Bass Lake & Kahshe Lake with boating and docking capability! Located in a serene rural area, this parcel presents the perfect blend of space and seclusion for those seeking respite from the hustle and bustle of city life. Immerse yourself in the freedom of designing your own sanctuary amidst nature's embrace. With ample space at your disposal, envision expansive gardens, sprawling lawns, or even a private pool oasis for relaxation and recreation. Be sure to check out the attached rendered designs for your potential dream home as well. Embrace the allure of rural living while enjoying the convenience of proximity to essential amenities and recreational opportunities. With utilities easily accessible, laying the foundation for your rural retreat is both seamless and rewarding. This newly created lot is more than just land; it's an invitation to craft the lifestyle you've always dreamed of. Don't miss your chance to make this picturesque parcel your own and create memories that will last a lifetime. The Bass Lake Bridge boat launch

# \$199,000 - 1067 THOMAS Road Unit# LOT 3 (Barkway R

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is just down the road for easy access to Bass Lake and Kahshe Lake! Please note: This lot is 1 of 4 lots being sold - all 4 can be purchased together with a waterfront lot (Lot 18) included which is directly on Bass Lake - please refer to MLS#:40621722 for details on the bundle package (this waterfront lot is not being sold separately). Images are renderings of what can potentially be built (each is interchangeable based on the desired build & setbacks etc.). A full pre-approval package is available as well for a separate fee. Welcome to your canvas of opportunity nestled in the tranquillity of rural bliss! Book your viewing today. (id:50245)

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Listing Office: Sotheby's International Realty Canada, Brokerage (Gravenhurst Unit 4)