

Cross Property Client Full

3017 HIGHWAY 121

Somerville Twp, ON KOM 2A0

Kawartha Lakes/Kawartha Lakes (City)/Somerville (Twp)

Land/Residential/For Sale

Active

Pric



MLS®#: **143753**
List Date: **20-Jul-2018**

Sq Ft Finished
Title/Ownership: **Freehold**
Fronting On: **South**
Lot Front: **485.00**
Road Access Fee:
Access: **Provincial Highway/County Road**
Waterfront: **No**

Bedrooms (AG/B)
Bathrooms (F/H)
Sq Ft. Unfinished
Recreational:
Year Built/Desc:
Lot Depth:
Lot Size/Acres:
WF Exposure:

Public Remarks: **Driving into this property gives you the wow factor. Conveniently located off of Highway 121, the driveway winds through a stand of beautiful red pine trees, to multiple building sites that overlook a pond. This property would be ideal for building. Sandy soil allows for easy excavation. Almost four acres of complete property off of the highway.**

Directions: **Hwy 121 to #3017 and sign**

Interior Features Exterior Features

Restrictions: **None**
Services: **At Lot Line-Hydro, Cell Service, School Bus Route**
Topography: **Level, Wooded/Treed**
Water/Supply Type: **None/**
Other Structures: **Bunkhouse**
Site Influences: **Pond**
Alternative Power:
Sewage: **None**

Inclusions/Exclusions

Inclusions: **None**

Exclusions: **none**

Land

Total: **3.90** (ACREAGE)
Clear:
Rented:
Tiled-System:
Soil Test/Date: /
Development Charges: **No**

Tax Information

Roll#: **165131002013110**
Pin#: **631210093**
Assessment \$/Year: **\$34,000/2016**
Legal Description: **PT LOT 2 CON 7 SOMERVILLE PT 1 57R5886 CITY OF KAWARTHA LAKES**
Local Improve Fee/Comments /
Zoning: **see twp**
Survey/Year: **No**
Taxes/Year: **\$0/0**
Survey Type:

RE/MAX NORTH COUNTRY REALTY INC., BROKERAGE, HALIBURTON - M288

Client Full Report

Date P

Prepared By: JEFFREY WILSON, Salesperson

RE/MAX NORTH COUNTRY REALTY INC., BROKERAGE, HALIBURTON - M288

All data is subject to Errors, Omissions or Revisions and is not warranted. 07/24/2018 04:2