

VACANT, PART OF EMPRESS ISLAND GEORGIAN BAY - POINTE AU BARIL



*This 5.28 acre tract, 1,142' frontage is on the south face of an island which is directly west of the Ojibway Club and is just inside the outer islands border of the local neighbourhood. **Well located!***

*The preferred cottage building section offers the potential for **good westerly views to the open** and also to the southeast as well as **all day sunshine**. **Sufficient water depth** and **clean shoreline** are other positive attributes. **Tree cover is appealing.***

This holding is zoned for single family residential development and survey information is available.

Property offered at \$610,000.00

*Neil Cameron, Broker of Record 705-366-2532 or toll free 877-234-1634
Co-listing Brokerage – Colliers International, Stewart Metcalf V.P., Sales Rep, 416-620-2820*

The January 2008 assessed value of the property is \$538,000.

The year 2011 phased in assessment is \$499,750.

Guesstimated 2011 property taxes are \$3,000.