

“ALDRICH COVE” POINTE AU BARIL LIGHTHOUSE AREA 2 VACANT BUILDING LOTS

GEORGIAN BAY - POINTE AU BARIL



*These ready to develop parcels are **well located** just east of and within the desirable local lighthouse neighbourhood. They are boat access mainland properties (as is the lighthouse) and have **panoramic southerly views which maximizes all day sunshine**. They are abutting properties and each has single family residential use rights.*

Part 1 is 11.1 acres with 1,400' of water frontage following the meandering shoreline (straight line frontage 520'). A narrow finger which extends out into the water provides a very memorable vantage point. It has a sheltered harbour area within a small inlet. The east side is adjacent to Crown land.

Part 2, immediately west, is 15.6 acres with 570' of water frontage (550' straight line). The topography of the land is generally user friendly and there is an abundance of appealing smooth rock shoreline and deep water across the entire front.

Up to date survey information and a recent environmental assessment report is available.

Part 1 offered at \$395,000.00

Part 2 offered at \$535,000.00

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We're sold on Georgian Bay