



Price: \$89,900	MLS® #: 486901000511100
Status: Active	
Address: 6A & 6B MOUNTAINVIEW DR	
City: TEMAGAMI, POH 2H0	
Side of Road: East	
Elem Schl:	
Sec. School:	
Lot Size: 66' X 124'	District: OB
Square Footage: 1,100	Sub-Dist: OUTBO
Ttl Liv Sq Ft.: 1,700	Zoning:
S.R.A.: N/A	
Possession:	

Public Info. 2 Homes located on the same town lot - 2 bedroom (700 sq ft) & 3 bedroom (1100 sq ft.) Live in one and rent the other one out, or open a B&B in one and live in the other, or rent both out as income property, or perhaps an art studio or a small business venture. Centrally located in downtown Temagami and amenities. Walk to restaurants, shops and the waterfront. Both homes are vacant and ready to move in. Owner may assist in financing. Unique family property or nice income potential! Temagami is located on Hwy 11 north approx. 1 hour from North Bay. Note: Property can not be severed. About Temagami - Temagami has old growth pine forests, smooth blue waters, brilliantly white powder snow, and bountiful fish and wildlife. Over the centuries, people have been drawn to the area as if by a magnet. Temagami is truly an adventurer's mecca. This area is legendary for its canoeing, back country hiking, camping, fishing, and snowmobiling. For more info about Temagami www.temagamiinformation.com

Directions Hwy 11 to Mountainview Drive - driveway is on the left

Type: Single Family	Heating: Natural Gas, Forced Air	Exterior: Alum/Vinyl, Wood
Style: Bungalow	Garage Type:	Driveway: Double, Gravel
Title to Land: Freehold	Water: Municipal	Foundation: Concrete
Property Size: Under 0.5 Acres	Sewer: Municipal	Int. Features:
Land Features:	Services: Electricity, Telephone, Natural gas	Ext. Features: Deck
Access: Year Round Municipal Road	Rental Equipm.: Water Heater	Roof: Asphalt Shingle
WF Features:	Flooring: Carpet, Cushion/Tile/Lino	
Accessory Buildings: Storage Building		

Inclusions

Exclusions

Bedrooms: 2+3	Sign: No	UFFI:	Garage:	Gar. Details:
Bathrooms: 2\	Lockbox:	SPIS: No	Waterfront: No	Body of Water Type:
Rental Income: POTENTIAL	Road Type: Municipal	Survey:		
Year Built:				
Construction Status: Exists				

Floor	Room	Size	Floor	Room	Size
MAIN FLOOR	KITCHEN	17.5' X 9'	MAIN FLOOR	BEDROOM	11' X 8'9
MAIN FLOOR	MASTER BEDROOM	11' X 9'	MAIN FLOOR	BATH (# pieces 1-6)	4 PCS
MAIN FLOOR	BEDROOM	9.9' X 9'.5			

Full Assessed Value: **\$89500.** Phased Assessment: **2012 (2012)**
 Taxes: **\$3760 (2011)** Improvement Charges:

Condo Fee: Mobile/Leased Land F:

Listing Office: **Re/Max North Country Realty Inc., Brokerage, Huntsville - M219**



Compliments of: **JANINE SCOTT, Broker: 705-788-4930**
 E-mail: janine@janinescott.com
 Company Name: **RE/MAX NORTH COUNTRY REALTY INC., BROKERAGE, HUNTSVILLE - M219, INDEPENDENTLY OWNED AND OPERATED: 705-788-1444**



The information contained on this listing form is from sources believed to be reliable. However, it may be incorrect. This information should not be relied upon by a buyer without personal verification.

MLS® # 486901000511100

TEMAGAMI 6A & 6B MOUNTAINVIEW DR





Property of the Muskoka & Haliburton Association of REALTORS®



Property of the Muskoka & Haliburton Association of REALTORS®



Property of the Muskoka & Haliburton Association of REALTORS®



Property of the Muskoka & Haliburton Association of REALTORS®



Property of the Muskoka & Haliburton Association of REALTORS®



Property of the Muskoka & Haliburton Association of REALTORS®