


JANINE M. SCOTT
 Real Estate Broker
 RE/MAX NORTH COUNTRY REALTY INC., BROKERAGE, HUNTSVILLE - M219
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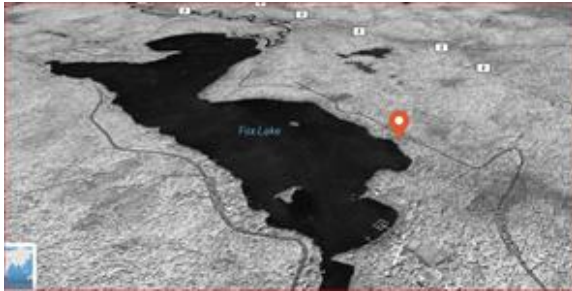
Cross Property Client Full

366 FOX LAKE RD EAST ROAD

Land/Residential Building Lot/For Sale
Active

Price: \$169,900

Huntsville, ON P1H 2J2
District of Muskoka/Huntsville/Stisted



MLS@#:	112446	Bedrooms (AG/BG):	(/)
List Date:	13-Mar-2018	Bathrooms (F/H):	0 (/)
Sq Ft Finished		Sq Ft. Unfinished	
Title/Ownership:	Freehold	Recreational:	Yes
Fronting On:	East	Year Built/Desc:	/
Lot Front:	105.00	Lot Depth:	
Road Access Fee:		Lot Size/Acres:	0.5-0.99 Acres/0.51
Access:	Municipal road, Year Round	WF Exposure:	West
Waterfront:	Yes	WF Frontage Ft:	105
WF Type/Name:	Lake/Fox		
Shore Rd Allowance:	Not Owned		
WF Features:	Beach		
Shore Line:	Sandy		

Gorgeous Lakefront Lot

Public Remarks: **A little gem of a lakefront lot located 10 minutes from Huntsville. Well treed, gently sloped lot with sunset exposure and sandy shoreline. Hydro is nearby. Fox lake is perfect small lake for a cottage or the year round home oasis. Not many lots like this available! 2 persons are excluded from the listing until March 30, 2018**

Directions: **Ravenscliff Rd to Hoodstown Rd to Fox Lake Rd East - between #372 and #354**

Interior Features Exterior Features

Add'l Monthly Fees:		Exposure:	West	Pool:	
Lot Shape:	Rectangular	Lot Irregularities:	204.8X105.24X239.43X99.90	FH Common Fee:	
Restrictions:	None				
Services:	At Lot Line-Hydro, Cell Service				
Topography:	Sloping, Wooded/Treed	Alternative Power:			
Water/Supply Type:	None/	Sewage:	None		
Site Influences	Schools, Shopping Nearby, Water View				

Inclusions/Exclusions

Exclusions: **none**

Land

Total:	<u>ACREAGE</u> 0.51	Rented:		Soil Test/Date:	/
Clear:		Tiled-System:		Development Charges:	Unknown

Tax Information

Roll#:	444203001400700	Local Improve Fee/Comments /	
Pin#:	481260350	Zoning:	110
Assessment \$/Year:	\$61,000/2017	Survey/Year:	Yes 1960
Legal Description:	LT 6 PL 7 STISTED; HUNTSVILLE ; THE DISTRICT MUNICIPALITY OF MUSKOKA		
		Taxes/Year:	\$519/2018
		Survey Type:	Boundary Only

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Client Full Report

Date Printed: 03/13/2018

Prepared By: JANINE M. SCOTT, Broker

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