

\$349,000 - 1065 Rocky Narrows Rd Pvt Road, Bracebridge (draper)

MLS® #X12128413

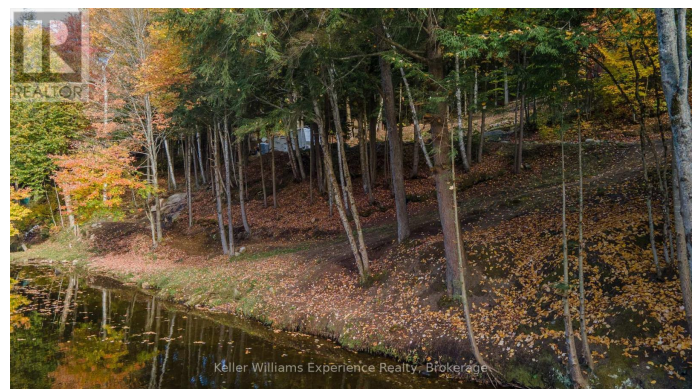
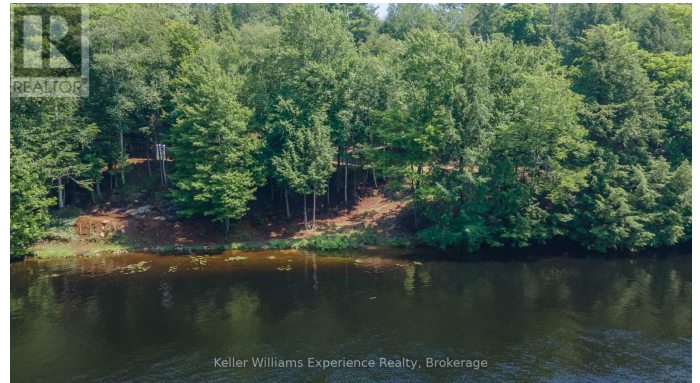
\$349,000

0 Bedroom, 0.00 Bathroom,
Vacant Land on 0.00 Acres

Draper, Bracebridge (draper), Ontario

NOT YOUR AVERAGE RIVER LOT! This fabulous .41 acre lot on the Muskoka River with 260 feet of water frontage (per survey - see documents) has been extensively manicured and terraced to provide several potential building sites that are level with attractive granite outcroppings and river views. Hydro pole is on lot. Downriver just 1000 feet from this location is a wide open water reservoir area dubbed 'Little Orillia Lake', offering open waters for plenty of fun boating, waterskiing, fishing and more! Upriver you'll find some great calmer, narrower waterways ideal for kayaks and canoes. Like to swim and cool off in the clean Muskoka waters? No problem! Shallow, sandy bottom entry leads into deeper waters ideal for swimming or lounging on your favourite inflatables. This perfect parcel is just 15 minutes east of Highway 11 and the Town of Bracebridge for quick, easy and convenient access to shopping, entertainment and more. Buyers are strongly encouraged to conduct their own due diligence with respect to building permits and development potential and associated costs prior to submitting an offer. Be sure to watch the video to gain a true appreciation for the open waters downstream. PLEASE do not visit property without requesting a showing.

(id:6289)



Essential Information

Listing #	X12128413
Price	\$349,000
Bathrooms	0.00
Acres	0.00
Type	Vacant Land

Community Information

Address	1065 Rocky Narrows Rd Pvt Road
Subdivision	Draper
City	Bracebridge (draper)
Province	Ontario
Postal Code	P1L1X1

Amenities

Utilities	Electricity
Parking	No Garage
View	Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Exterior

Lot Description	260 x 176 FT ; triangular lot
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Listing Details

Listing Office	Keller Williams Experience Realty
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