

# \$349,900 - 46 Riverside Place, South Bruce Peninsula

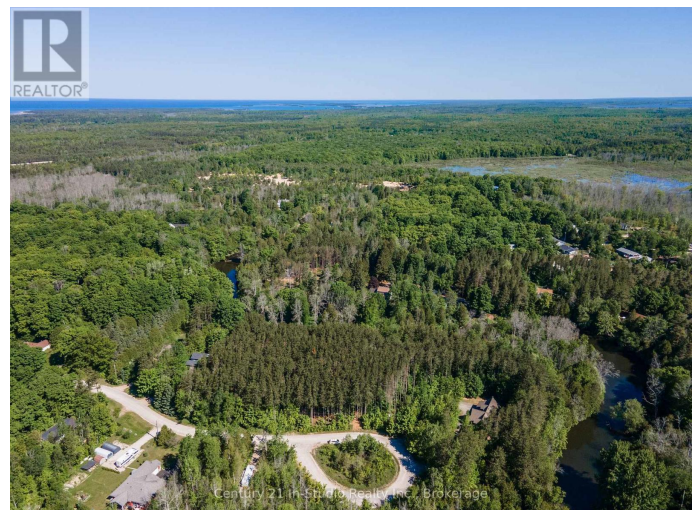
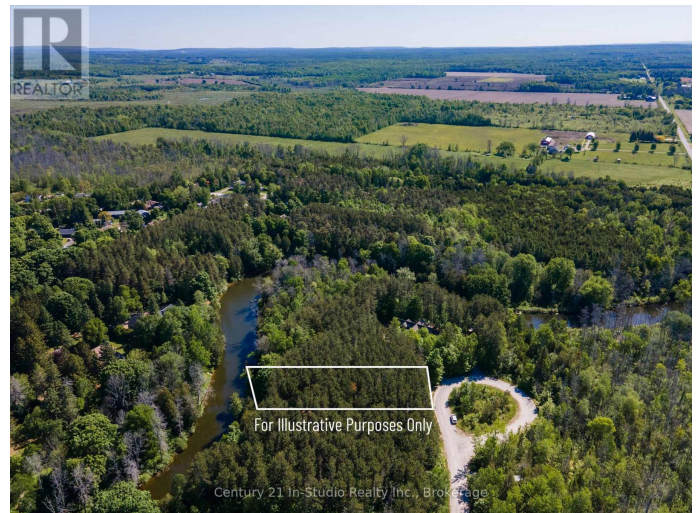
MLS® #X12278633

**\$349,900**

0 Bedroom, 0.00 Bathroom,  
Vacant Land on 0.00 Acres

South Bruce Peninsula, South Bruce Peninsula, Ontario

Incredible Opportunity on a Prime Waterfront Lot! This exceptional property offers a rare combination of versatility, space, and privacy. As the deepest and widest developable vacant waterfront lot left on the street, it stands out for its development potential. With zoning that permits a variety of uses including a single detached home, bed and breakfast, short-term rental, home-based business, or child care, this lot is ideal as either a serene retirement destination, lucrative income property or a picturesque family home. Enjoy enhanced privacy with the lot to the east already established and set back from this property. This creates a beautiful and natural buffer between you and your neighbor to the east. This added seclusion is a unique advantage for those looking to run a quiet business or simply appreciate peace and quiet on the riverfront. Enjoy Riverfront living at its best! Spend your days fishing, kayaking, or hiking nearby trails. After your time on the river head to world-famous Sauble Beach with the family for sun-filled afternoons, sweet treats, good food and unforgettable sunsets. Whether you're looking for a peaceful escape or a thriving vacation rental investment, this property offers it all. Don't miss your chance to own one of the most desirable pieces of land in the area! Established building Envelope with GSCA from 2025 on file. (id:6289)



## Essential Information

|           |             |
|-----------|-------------|
| Listing # | X12278633   |
| Price     | \$349,900   |
| Bathrooms | 0.00        |
| Acres     | 0.00        |
| Type      | Vacant Land |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 46 Riverside Place    |
| Subdivision | South Bruce Peninsula |
| City        | South Bruce Peninsula |
| Province    | Ontario               |
| Postal Code | N0H2G0                |

## Amenities

|               |                                                                       |
|---------------|-----------------------------------------------------------------------|
| Utilities     | Cable, Electricity                                                    |
| Features      | Irregular lot size                                                    |
| View          | River view, View of water, Direct Water View, Unobstructed Water View |
| Is Waterfront | Yes                                                                   |
| Waterfront    | Waterfront                                                            |

## Exterior

|                 |                                    |
|-----------------|------------------------------------|
| Lot Description | 85.99 x 264.44 FT 1/2 - 1.99 acres |
|-----------------|------------------------------------|

## Listing Details

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Century 21 In-Studio Realty Inc. |
|----------------|----------------------------------|



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Listing information last updated on October 21st, 2025 at 5:31pm PDT