

# \$1,450,000 - 816 Colborne Street E, Brantford

MLS® #X12449901

**\$1,450,000**

0 Bedroom, 0.00 Bathroom,  
Single Family on 94.70 Acres

N/A, Brantford, Ontario

ATTENTION DEVELOPERS! Welcome to 816 Colborne Street, Brantford! Nestled in the desirable and family-friendly Echo Place neighbourhood, this property offers the perfect blend of convenience and potential. Situated on an impressive lot measuring approximately 43.86ft x 90.63ft x 451.59ft x 94.71ft x 407.48ft, this residential gem is part of Brantford's Intensification Corridor, providing excellent opportunities for future growth. Under the new zoning by-laws with the City of Brantford, the lot will accommodate a total buildable footprint of 10,167 square feet, with a height of 38meters. Amenities abound with shopping centres, big-box stores, and a variety of restaurants just moments away along Wayne Gretzky Parkway and Colborne Street. In proximity to schools and parks, as well as easy access to Highway 403! Serviced by the Grand Erie District School Board and the Brant Haldimand Norfolk Catholic District School Board, this property perfectly suits future families seeking a community atmosphere. This is a rare chance to build in one of Brantford's most desirable locations. Endless possibilities await! (id:6289)



## Essential Information

|           |             |
|-----------|-------------|
| Listing # | X12449901   |
| Price     | \$1,450,000 |
| Bathrooms | 0.00        |

|       |               |
|-------|---------------|
| Acres | 94.70         |
| Type  | Single Family |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 816 Colborne Street E |
| Subdivision | N/A                   |
| City        | Brantford             |
| Province    | Ontario               |
| Postal Code | N3S3S4                |

### Amenities

|           |                               |
|-----------|-------------------------------|
| Amenities | Public Transit, Schools       |
| Utilities | Electricity                   |
| Features  | Irregular lot size, Flat site |
| Parking   | No Garage                     |

### Listing Details

|                |                   |
|----------------|-------------------|
| Listing Office | REVEL REALTY INC. |
|----------------|-------------------|



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