

\$3,299,000 - 168 Elizabeth Street, Lambton Shores (thedford)

MLS® #X12456016

\$3,299,000

0 Bedroom, 0.00 Bathroom,
Vacant Land on 0.00 Acres

Thedford, Lambton Shores (thedford), Ontario

Seize this rare opportunity to develop a 17+ acre site in Thedford, draft plan approved for 126 residential units, 32 single-family homes, 24 townhomes, and a three-storey, 70-unit apartment or retirement building. Just 10 minutes from Lake Hurons beaches and near Port Franks and Grand Bend, this prime location offers outdoor recreation, stunning sunsets, and small-town charm with modern conveniences nearby. Close to Forest, Parkhill, and Grand Bend, residents will enjoy easy access to shopping, dining, and services. Nearby attractions include Widder Station Golf, Shale Ridge Estate Winery, and the upgraded Legacy Recreation Centre with an arena, banquet hall, indoor pickleball, library, and nursery school. With all municipal services at the road, development is seamless. Ideal for a residential community, retirement residence, or mixed-use project. Severance options available. Price plus HST, if applicable. Dont miss this prime investment! (id:6289)

Essential Information

Listing #	X12456016
Price	\$3,299,000
Bathrooms	0.00
Acres	0.00
Type	Vacant Land



Community Information

Address	168 Elizabeth Street
Subdivision	Thedford
City	Lambton Shores (thedford)
Province	Ontario
Postal Code	N0M2N0

Amenities

Utilities	Cable, Electricity, Sewer
-----------	---------------------------

Exterior

Lot Description	1112.46 x 725.83 FT 10 - 24.99 acres
-----------------	--------------------------------------

Listing Details

Listing Office	KELLER WILLIAMS LIFESTYLES
----------------	----------------------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 12th, 2025 at 3:18pm PDT