

*7 Acres of Prime Vacant
Land North of Parham*



1147 Long Lake Road, Parham, ON

Vacant land in beautiful lake country!

This 7.4 acre parcel of land is located just north of Parham and is surrounded by lakes and Canadian Shield terrain. There is a potential building site that is slightly elevated from the road and has a stunning southern view down through the trees and into the valley below. There is just over 220 feet of frontage on the township road and a laneway in place. There was also septic approval in place about 6 years ago, as well as building plans for a structure on the property. Access to amenities is easy with just a 15 minute drive north to Sharbot Lake or 35 minutes to Kingston.

X12048723

\$ \$219,000

7.4 Acres

Your Total Real Estate Package!

Tammy & Heath Gurr

Royal LePage ProAlliance Realty, Brokerage



www.gurreathomes.com



info@gurreathomes.com

(613) 273-9595



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Parham, ON**

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Features

- Vacant land in beautiful lake country!
- This 7.4 acre parcel of land is located just north of Parham and is surrounded by lakes and Canadian Shield terrain.
- There is a potential building site that is slightly elevated from the road and has a stunning southern view down through the trees and into the valley below.
- There is just over 220 feet of frontage on the township road and a laneway in place.
- There was also septic approval in place about 6 years ago, as well as building plans for a structure on the property.
- Access to amenities is easy with just a 15 minute drive north to Sharbot Lake or 35 minutes to Kingston.

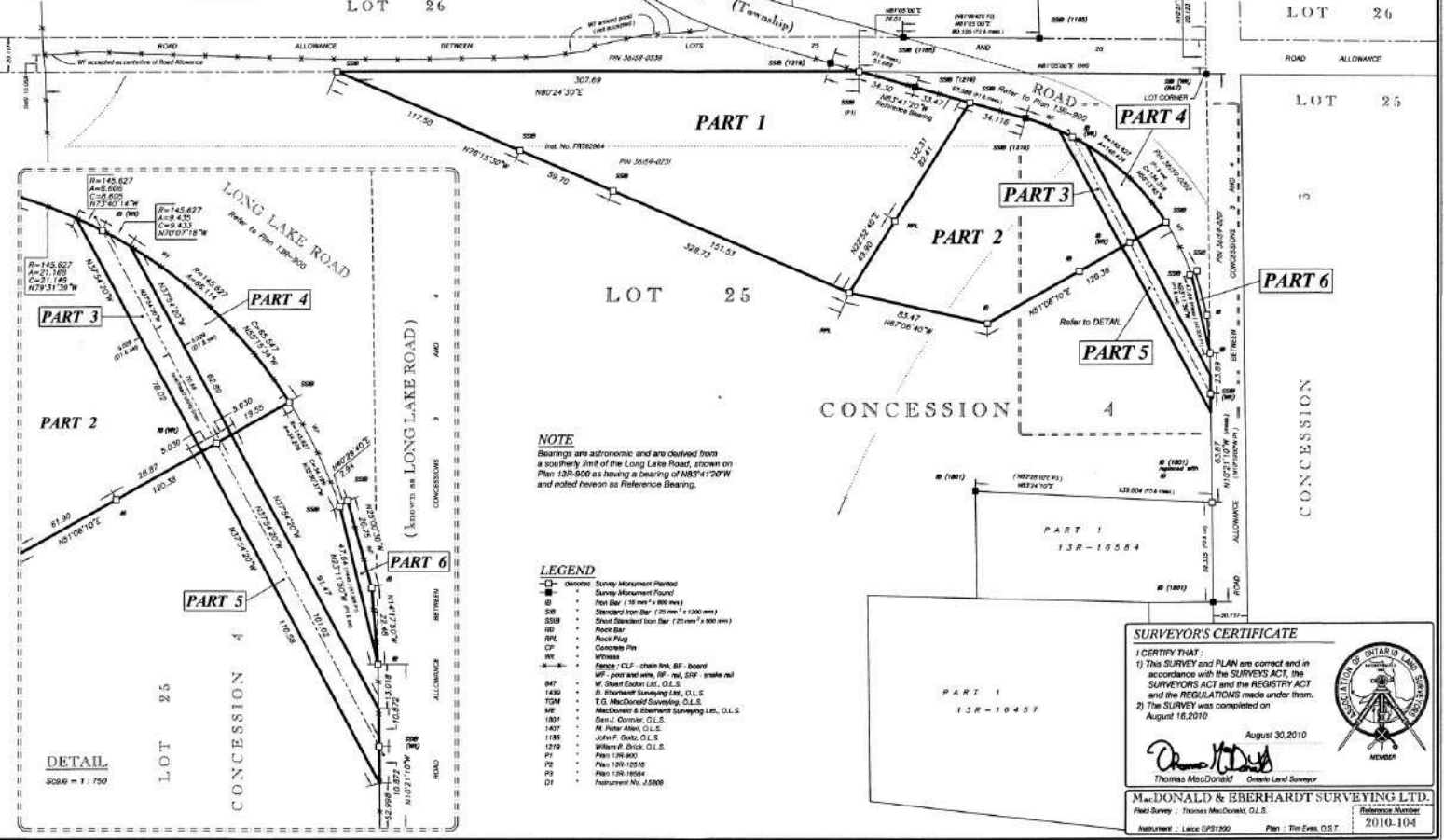
Directions

- Wagarville Road to Long Lake Road, Follow to #1147.

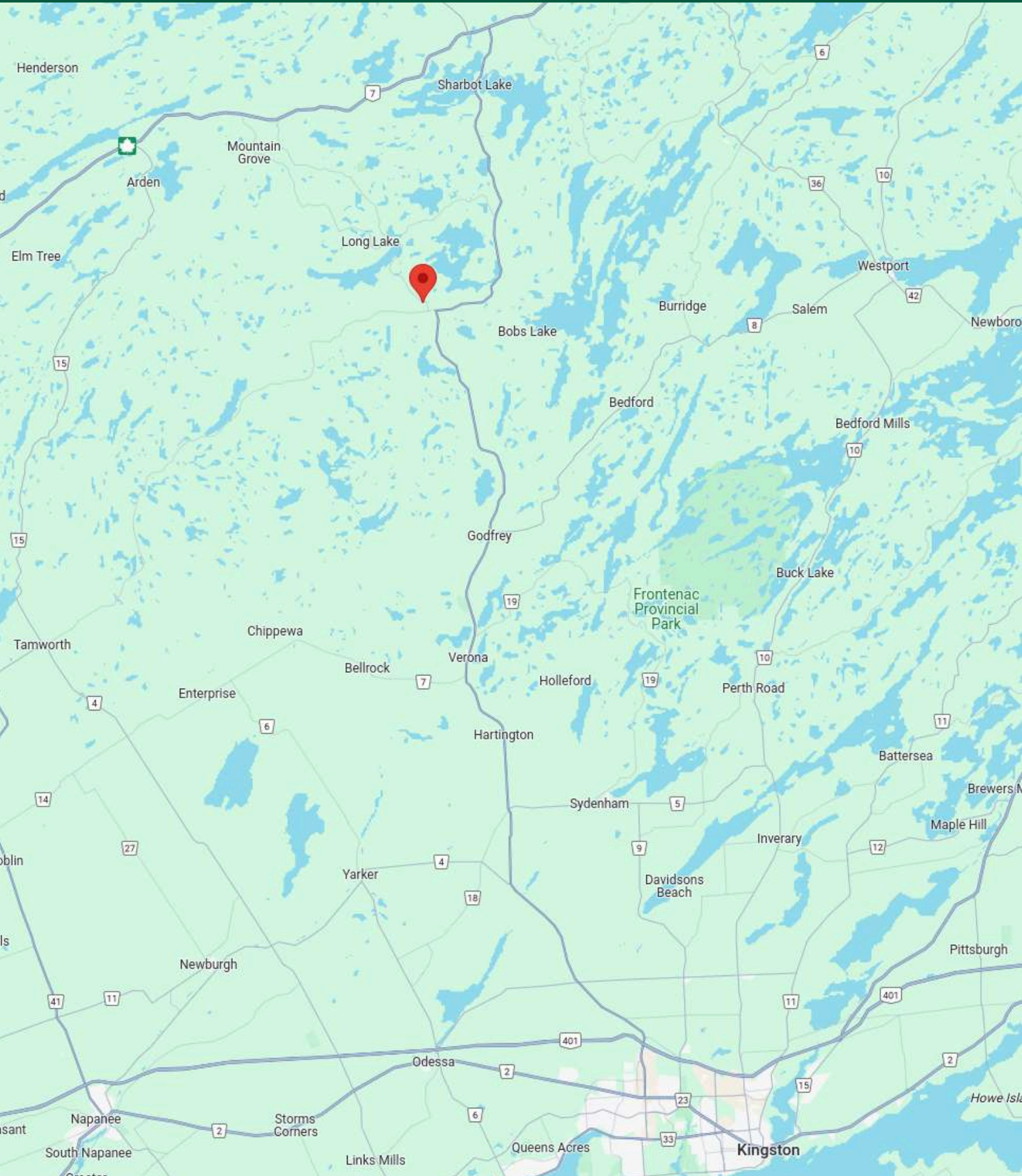
SURVEY

**PLAN OF SURVEY
OF PART OF LOT 25, CONCESSION 4
Geographic Township of Hinchinbrooke
TOWNSHIP OF CENTRAL FRONTENAC
County of Frontenac**

SCALE = 1 : 1500 - 2010 - MacDONALD & EBERHARDT SURVEYING LTD.

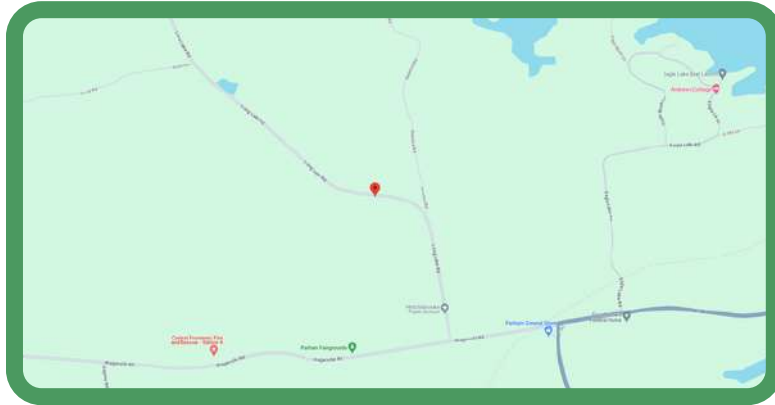


MAP LOCATION



INTERACTIVE LINKS

Google Maps



Scan the QR Code or Visit:
<https://maps.app.goo.gl/EETXLEWYjygW8BK7>

Video Tour




Scan the QR Code or Visit:
<https://youtu.be/VtKd-cbumjY>

Panorama



Scan the QR Code or Visit:
<https://360panos.org/panos/1147LongLakeRoad/>

MLS LISTING

	1147 LONG LAKE Rd List: \$219,000 For: Sale Central Frontenac Ontario K0H 2K0 Central Frontenac Frontenac Centre Frontenac SPIS: N Taxes: \$353.92/2024 DOM: 1	
	Vacant Land Link:	Front On: S Acre: 5-9.99
Lot: 462 x 444 Feet Irreg: Irregular Dir/Cross St: Wagarville Road and Long Lake Road		

MLS#: X12048723 PIN#: 361590496

Possession Remarks: TBD

Kitchens: Fam Rm: Basement: Fireplace/Stv: Heat: A/C: Central Vac: N Apx Age: Apx Sqft: Assessment: POTL: POTL Mo Fee: Elevator/Lift: Laundry Lev: Phys Hdcap-Eqp:	Exterior: Drive: Gar/Gar Spcs: Drive Park Spcs: Tot Prk Spcs: UFFI: Pool: Energy Cert: Cert Level: GreenPIS: Prop Feat: School Bus Route, Wooded/Treed	Zoning: R-Rural Cable TV: N Hydro: A Gas: N Phone: A Water: None Water Supply: None Sewer: Unknown Spec Desig: None Farm/Agr: Waterfront: Retirement: Oth Struct:
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Access to Property: Paved Road, Public Road

Easements/Restrict: Unknown

Waterfront: None

Rural Services: Electricity On Road, Telephone Available

#	Room	Level	Length (ft)	Width (ft)	Description
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Client Remks: Vacant land in beautiful lake country! This 7.4 acre parcel of land is located just north of Parham and is surrounded by lakes and Canadian Shield terrain. There is a potential building site that is slightly elevated from the road and has a stunning southern view down through the trees and into the valley below. There is just over 460 feet of frontage on the township road and a laneway in place. There was previous septic approval in place about 7 years ago, as well as building plans for a structure on the property. Access to amenities is easy with just a 15 minute drive north to Sharbot Lake or 35 minutes to Kingston.

Extras:

Listing Contracted With: ROYAL LEPAGE PROALLIANCE REALTY, BROKERAGE Ph: 613-273-9595



Questions? Contact us:

Tammy & Heath Gurr

Royal LePage ProAlliance Realty, Brokerage



Westport Office:
7 Spring Street, P.O. Box 148,
Westport, ON K0G 1X0

www.gurreathomes.com
info@gurreathomes.com
(613) 273-9595

Kingston Office:
640 Cataraqui Woods Drive
Kingston, ON K7P 2Y5

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