



**1147 LONG LAKE Rd** **List: \$214,000 For: Sale**  
**Central Frontenac Ontario K0H 2K0**  
 Central Frontenac Frontenac Centre Frontenac  
**SPIS: N** **Taxes: \$353.92/2024** **DOM: 17**

Vacant Land **Front On: S** **Rms:**  
**Link:** **Acre: 5-9.99** **Bedrooms: 0**  
**Washrooms: 0**

**Lot:** 462 x 444 Feet **Irreg:** Irregular  
**Dir/Cross St:** Wagarville Road and Long Lake Road

**MLS#:** X12048723 **PIN#:** 361590496  
**Possession Remarks:** TBD

<b>Kitchens:</b> <b>Fam Rm:</b> <b>Basement:</b> <b>Fireplace/Stv:</b> <b>Heat:</b> <b>A/C:</b> <b>Central Vac:</b> N <b>Apx Age:</b> <b>Apx Sqft:</b> < 700 <b>Assessment:</b> <b>POTL:</b> <b>POTL Mo Fee:</b> <b>Elevator/Lift:</b> <b>Laundry Lev:</b> <b>Phys Hdcap-Eqp:</b>	<b>Exterior:</b> <b>Drive:</b> <b>Gar/Gar Spcs:</b> <b>Drive Park Spcs:</b> <b>Tot Prk Spcs:</b> <b>UFFI:</b> <b>Pool:</b> <b>Energy Cert:</b> <b>Cert Level:</b> <b>GreenPIS:</b> <b>Prop Feat:</b> School Bus Route, Wooded/Treed	<b>Zoning:</b> R-Rural <b>Cable TV:</b> N <b>Hydro:</b> A <b>Gas:</b> N <b>Phone:</b> A <b>Water:</b> None <b>Water Supply:</b> <b>Sewer:</b> None <b>Spec Desig:</b> Unknown <b>Farm/Agr:</b> <b>Waterfront:</b> None <b>Retirement:</b> <b>Oth Struct:</b>
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**Topography:** Rocky,Wetlands,Wooded/Treed,Rolling **Easements/Restrict:** Unknown  
**Access to Property:** Paved Road,Public Road **Rural Services:** Electricity On Road,Telephone Available  
**Waterfront:** None

#	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