

PT 2 McAndrews Road, Westport, ON

This beautiful lot has approximately 200 feet of road frontage on the south side of McAndrews Road West and has an acre of land with fencing along the rear lot line.

It is on a township-maintained gravel road and is located only a short distance from Perth Road. It is just a quick trip for groceries into the beautiful Village of Westport or south to Kingston for bigger box stores. This lot is one of four lots available for sale and may be the site for your new country home that located a short distance from many lakes, trails for hiking and truly an amazing part of Ontario.

 # X14149670 **$ $149,888** **1.01 Acres**

Your Total Real Estate Package!

Tammy & Heath Gurr
Royal LePage ProAlliance Realty, Brokerage



GURR REAL ESTATE GROUP
www.gurreathomes.com

info@gurreathomes.com
(613) 273-9595

MLS MULTIPLE LISTING SERVICE®

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Westport, ON

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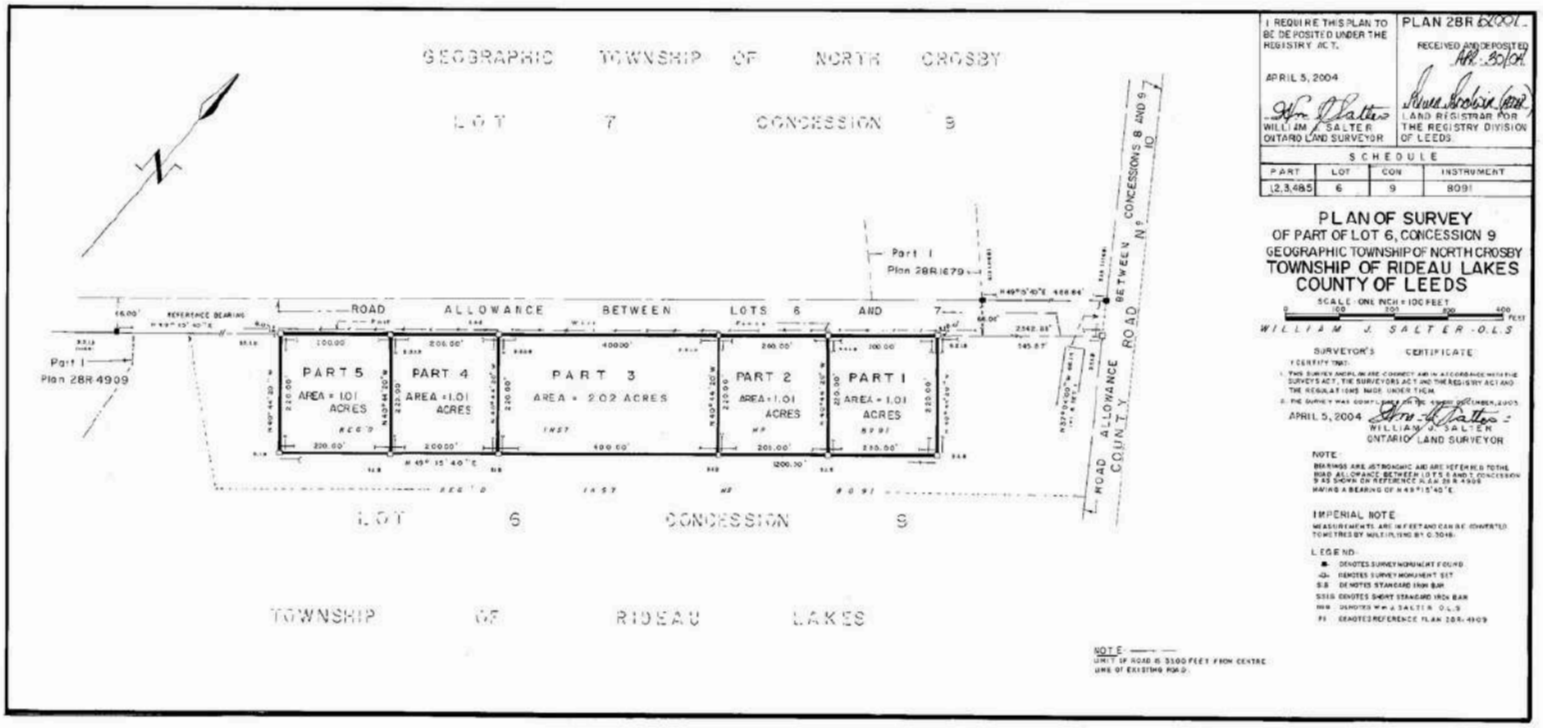
Features

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Directions

- Perth Road to McAndrews Road. Turn west on McAndrews Road and follow to signs.

SURVEY


GEOGRAPHIC TOWNSHIP OF NORTH CROSBY
LOT 7 CONCESSION 9
ROAD ALLOWANCE BETWEEN LOTS 6 AND 7
CONCESSIONS 8 AND 9
COUNTY ROAD No. 10
Part 1 Plan 28R-1679
Part 1 Plan 28R-4909
PART 5 AREA = 1.01 ACRES
PART 4 AREA = 1.01 ACRES
PART 3 AREA = 2.02 ACRES
PART 2 AREA = 1.01 ACRES
PART 1 AREA = 1.01 ACRES
LOT 6 CONCESSION 9
TOWNSHIP OF RIDEAU LAKES
I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE REGISTRY ACT.
APRIL 5, 2004
WILLIAM J. SALTER ONTARIO LAND SURVEYOR
PLAN 28R-6000
RECEIVED AND DEPOSITED
APR. 30/04
LAND REGISTRAR FOR THE REGISTRY DIVISION OF LEEDS
SCHEDULE
PART | LOT | CON | INSTRUMENT
(2,3,4&5 | 6 | 9 | 809!
PLAN OF SURVEY
OF PART OF LOT 6, CONCESSION 9
GEOGRAPHIC TOWNSHIP OF NORTH CROSBY
TOWNSHIP OF RIDEAU LAKES
COUNTY OF LEEDS
SCALE - ONE INCH = 100 FEET
WILLIAM J. SALTER - O.L.S
SURVEYOR'S CERTIFICATE
APRIL 5, 2004
WILLIAM J. SALTER
ONTARIO LAND SURVEYOR
IMPERIAL NOTE
LEGEND


Google Earth
Airbus

AERIAL IMAGES







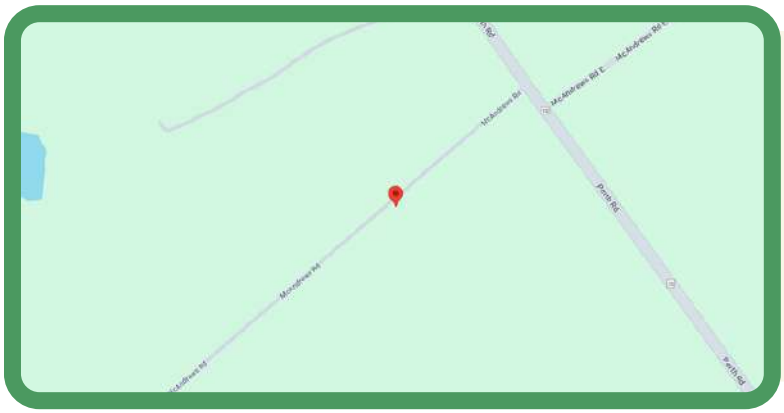






INTERACTIVE LINKS

Google Maps



Scan the QR Code or Visit:
https://maps.app.goo.gl/WmWdgBkWKWMer4BF9

Video Tour



Scan the QR Code or Visit:
https://youtu.be/EPQDTyoWPY0

Panorama



Scan the QR Code or Visit:
https://360panos.org/panos/McAndrewsRdLots1/

MLS LISTING



PT 2 McAndrews Rd **List: $149,888 For: Sale**
Rideau Lakes Ontario K0G 1X0
Rideau Lakes 816 - Rideau Lakes (North Crosby) Twp Leeds and Grenville
SPIS: N **Taxes:** $7.79/2024

Vacant Land **Front On:** E **Rms:**
Link: **Acre:** .50-1.99 **Bedrooms:** 0
Lot: 200 x 220 Feet **Irreg:** **Washrooms:** 0

Dir/Cross St: Perth Road
Directions: Perth Road to McAndrews Road, Turn West to signs

MLS#: X14149670 **PIN#:** 441050076
Possession Remarks: TBD

Kitchens:		**Exterior:**		**Zoning:**	
Fam Rm:		**Gar/Gar Spcs:**		**Cable TV:**	N
Basement:		**Park/Drive:**		**Hydro:**	A
Fireplace/Stv:		**Drive:**		**Gas:**	N
Heat:	Other	**Drive Park Spcs:**		**Phone:**	N
A/C:		**Tot Prk Spcs:**		**Water:**	None
Central Vac:	N	**UFFI:**		**Water Supply Type:**	Drilled Well
Apx Age:		**Pool:**			None
Apx Sqft:		**Energy Cert:**		**Sewer:**	Unknown
Assessment:		**Cert Level:**		**Spec Desig:**	None
POTL:		**GreenPIS:**		**Farm/Agr:**	None
POTL Mo Fee:		**Prop Feat:**		**Waterfront:**	
Elevator/Lift:		Golf, Level, School, Wooded/Treed		**Retirement:**	
Laundry Lev:		**Exterior Feat:**	Year Round Living	**Under Contract:**	
Phys Hdcap-Eqp:				**HST Applicable to**	Not Subject to HST
				Sale Price:	
				Oth Struct:	None
				Survey Type:	Available

Topography: Level
Access to Property:
Year Round Municipal Road,Public Road,Municipal Road
Waterfront: None

Alternative Power: None
Easements/Restrict: Unknown
Rural Services: Cell Services

#	Room	Level	Length (ft)	Width (ft)	Description

Client Remks: This beautiful lot has approximately 200 feet of road frontage on the south side of McAndrews Road West and has an acre of land with fencing along the rear lot line. It is on a township-maintained gravel road and is located only a short distance from Perth Road. It is just a quick trip for groceries into the beautiful Village of Westport or south to Kingston for bigger box stores. This lot is one of four lots available for sale and may be the site for your new country home that located a short distance from many lakes, trails for hiking and truly an amazing part of Ontario.

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



Questions? Contact us:

Tammy & Heath Gurr

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

www.gurreathomes.com
info@gurreathomes.com
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Kingston Office:
640 Cataraqui Woods Drive
Kingston, ON K7P 2Y5

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