

\$225,000 - 5095 Talbot Trail, Merlin

MLS® #25008106

\$225,000

0 Bedroom, 0.00 Bathroom,
Vacant Land on 0.00 Acres

N/A, Merlin, Ontario

Stunning 1.5-Acre Buildable Country Lot Across from Lake Erie. This beautiful treed lot is ideally located on the north side of Talbot Trail, directly across from the shores of Lake Erie. Surrounded by scenic farmland, the property features a creek running along its eastern boundary, offering a peaceful natural setting. Included on the lot is a camping trailer as well as a large outbuilding at the rear of the property with an updated metal roof and concrete floor—perfect for storage or future use. Municipal water and natural gas are available at the road. A hydro meter is mounted on a post near the trailer. Buyer is responsible for HST, utility connection fees, septic installation, and obtaining all required building permits from the municipality. (id:6289)



Essential Information

Listing #	25008106
Price	\$225,000
Bathrooms	0.00
Acres	0.00
Type	Vacant Land
Sub-Type	Freehold

Community Information

Address	5095 Talbot Trail
Subdivision	N/A

City	Merlin
Province	Ontario
Postal Code	N0P1W0

Exterior

Exterior Features	Landscaped
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Listing Details

Listing Office	RE/MAX PREFERRED REALTY LTD.
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