

\$4,500,000 - 51 Balsam Road, Ramara (atherley)

MLS® #S12270560

\$4,500,000

0 Bedroom, 0.00 Bathroom, 54 sqft

Vacant Land on 53.80 Acres

Atherley, Ramara (atherley), Ontario

Incredible opportunity to acquire 53.80 acres of future development land in Ramara, including 27 fully registered lots zoned VR and ready for immediate development. These lots require only an agreement to construct the road to municipal standards; no additional planning applications are needed. The remaining land is also zoned VR, VC, and VIN-(H), and is included in Ramaras Secondary Official Plan. The holding provisions (as outlined on page 66 of the Official Plan) can be removed through a Plan of Subdivision once approved. The first step for further development would be a pre-consultation for the subdivision process. The property spans four separate parcels and is partially regulated by the LSRCA. Currently used as a farm, the property features a charming 2,500 sq. ft. farmhouse, a 24' x 40' garage, a 42' x 60' barn, and a 40' x 16' hay storage building. Additional highlights include two wells, a septic system, and a natural gas service. (id:6289)



Essential Information

Listing #	S12270560
Price	\$4,500,000
Bathrooms	0.00
Square Footage	54
Acres	53.80
Type	Vacant Land

Community Information

Address	51 Balsam Road
Subdivision	Atherley
City	Ramara (atherley)
Province	Ontario
Postal Code	L3V0K8

Amenities

Features	Irregular lot size
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Listing Details

Listing Office	RE/MAX RIGHT MOVE
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