

\$199,000 - 495 Bruce Road 13, Native Leased Lands

MLS® #X12402387

\$199,000

2 Bedroom, 1.00 Bathroom,
Single Family on 0.00 Acres

Native Leased Lands, Native Leased Lands,
Ontario

Soak in million-dollar sunsets from your own west-facing deck at this two-bedroom leased land cottage. Inside, you'll find an updated kitchen and bath, warm wood accents, and a cozy propane fireplace perfect for cool evenings. With decks at both the front and back, there's always a spot to enjoy coffee, a book, or a summer barbecue. Enjoy the view of Lake Huron right from the living room, or while dining at the kitchen table. A small entrance is ready to be completed with siding and insulation. The waterfront cottage is offered furnished and ready for you to make it your own. A small storage shed/bunkie, adds extra space to this low-maintenance property, ideally located minutes from Southampton and Sauble Beach. This is a great opportunity for an affordable lakeside getaway. Add your own finishing touches. Septic will need replacing. Annual lease: \$9,000 + \$1,200 service fee. Quick closing available. (id:6289)



Essential Information

Listing #	X12402387
Price	\$199,000
Bedrooms	2
Bathrooms	1.00
Acres	0.00
Type	Single Family
Sub-Type	Leasehold/Leased Land

Style Bungalow

Community Information

Address 495 Bruce Road 13
Subdivision Native Leased Lands
City Native Leased Lands
Province Ontario
Postal Code N0H2L0

Amenities

Amenities Golf Nearby, Hospital, Fireplace(s)
Utilities Cable, Electricity
Features Level, Carpet Free
Parking Spaces 4
Parking No Garage
View Direct Water View
Is Waterfront Yes
Waterfront Waterfront

Interior

Appliances Water Heater, Dishwasher, Furniture, Microwave, Stove, Refrigerator
Heating Propane Baseboard heaters
Cooling Wall unit
Fireplace Yes
of Fireplaces 1
of Stories 1
Has Basement Yes

Exterior

Exterior Vinyl siding
Lot Description 66 x 200 FT|under 1/2 acre
Foundation Wood/Piers

Listing Details

Listing Office Wilfred McIntee & Co Limited



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Listing information last updated on October 27th, 2025 at 8:16am EDT