

\$265,000 - 121 Feairs Drive, Southgate

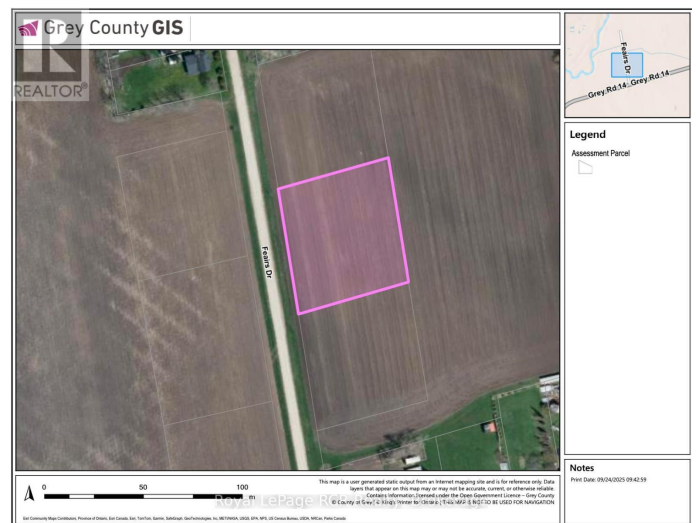
MLS® #X12423319

\$265,000

0 Bedroom, 0.00 Bathroom,
Vacant Land on 0.00 Acres

Southgate, Southgate, Ontario

Build your dream home on this nearly 1-acre, build-ready country lot, located on a quiet cul-de-sac just 100 metres off Grey Road 14, a well-maintained County road with excellent year-round accessibility. This property offers the perfect balance of rural privacy and modern convenience, with less than five minutes to Highway 89, ten minutes to Mount Forest, and twenty minutes to Shelburne. Building and septic permits have already been approved for a pre-approved spec build (development fees not paid) or building permits can be obtained allowing you to move forward immediately with a custom home. The lot features natural elevation for ideal drainage, ample topsoil, and excellent potential for groundwater access, with an estimated well depth of only 100 feet. Soil sampling has been complete and a road entrance has already been installed. The parcel backs onto open agricultural land, ensuring permanent privacy with no rear neighbours. Zoned to allow a primary dwelling plus accessory buildings such as a garage, workshop, or shed, this lot offers space and flexibility to create the rural lifestyle you've been dreaming of. A reputable local builder is available to assist with permits and construction, making your building process that much easier. Don't miss this rare opportunity to own a prime piece of country land that's ready to go. (id:6289)



Essential Information

Listing #	X12423319
Price	\$265,000
Bathrooms	0.00
Acres	0.00
Type	Vacant Land

Community Information

Address	121 Feairs Drive
Subdivision	Southgate
City	Southgate
Province	Ontario
Postal Code	N0G1N0

Amenities

Utilities	Electricity, Sewer
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Exterior

Lot Description	63.453 x 75.763 M 1/2 - 1.99 acres
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Listing Details

Listing Office	Royal LePage RCR Realty
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