

\$400,000 - V/I Regional 27 Road, Wainfleet (marshville/winger)

MLS® #X12442202

\$400,000

0 Bedroom, 0.00 Bathroom,
Vacant Land on 0.00 Acres

879 - Marshville/Winger, Wainfleet
(marshville/winger), Ontario

Located in the heart of rural Wainfleet, this 5.49-acre parcel of cleared land offers a rare opportunity to build your dream home in a tranquil, private setting, surrounded by executive homes. Located on a paved road just steps from Victoria Avenue (Hwy #24), this property provides easy access to the Q.E.W., making commuting a breeze while still allowing you to enjoy the serene beauty of rural life. This property is conveniently situated near multiple municipalities in the Niagara Peninsula, offering quick access to shopping, dining, and entertainment options. Just a 15-minute drive from Long Beach, you'll be able to enjoy the stunning shoreline of Lake Erie, while the Peace Bridge is only 50 minutes away, providing access to the US for shopping or flights from Buffalo. Currently leased and farmed, the property benefits from Farm Property Tax Credit status. Hydro is available at the lot line. Buyers are encouraged to perform due diligence regarding zoning, building permits, and other relevant fees. Whether you're looking to continue farming, land bank for future development, or take advantage of this prime property to build your ideal home, this versatile land offers endless possibilities. With its peaceful location, ample space, and convenient access to key amenities, this is the perfect canvas for your future plans. (id:6289)



Essential Information

Listing #	X12442202
Price	\$400,000
Bathrooms	0.00
Acres	0.00
Type	Vacant Land

Community Information

Address	V/I Regional 27 Road
Subdivision	879 - Marshville/Winger
City	Wainfleet (marshville/winger)
Province	Ontario
Postal Code	L0S1V0

Amenities

Utilities	Electricity
Features	Irregular lot size
Parking	No Garage

Exterior

Lot Description	621.78 x 683.98 FT 5 - 9.99 acres
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Listing Details

Listing Office	ROYAL LEPAGE NRC REALTY
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Listing information last updated on October 31st, 2025 at 5:01am EDT