



Lovely View Lot

Impressive views down Samsun Narrows are in your viewscape from this lot. With due south exposure, and in an area of quality homes, this is a wonderful spot to build your retirement or family dream home. Easy access to the extensive Channel ridge trail network. All in all a great place to live.

Offered at \$245,000

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Personal Real Estate Corporation

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**Lot 17 Cormorant Cres
GI Salt Spring ~ V8K 1G8**

Listing Summary	
MLS@: 410460	List Price: \$245,000
Status: Current	Orig Price: \$245,000
SubClass: ResLnd	Sold Price:
	Pend Date:
Taxes: \$1,311	Mth Assmt:

Legal Information	
Gulf Islands Rural (764)	Roll: 1058117
PID/MHR: 013-148-524	Title: Freehold
Legal Dsc: Plan VIP48063; Lot 17; Land Dist 16; Sect 10; Range 2W; Freeform Portion NORTH SALT SPRING.	
Zn Cls/Tp: Residential	
2019 Asmt: \$289,000	2018 Taxes: \$1,311

Schools		
Elementary	Middle	Senior

Lot Information			
Lot Size:	52,708sqft / 1.21ac (est)	Dimensions (w/d):	
Water:	Co-Operative	Waste:	None
ALR?:		Lot Shape:	Irreg.
Lot Feat:	View: Mtn, View: Water		Driveway:
Services:	Cablevision, Electricity, High Spd 'Net: Cable/DSL, Telephone, Water		
Common Strata Items:			

Photos and Map		
		
		
Brokerage Fee: 3% first \$100k, 1.5% ball		

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