

\$274,900 - 937 MUSKOKA 3 Road N

Listing ID: 40434906

\$274,900

, 0.98 acres

Vacant Land

937 MUSKOKA 3 Road N, Huntsville,
Ontario, P1H1E2

Introducing an exceptional opportunity to own a vacant commercial lot in the vibrant town of Huntsville. This strategically positioned property is located on a high-traffic road, north of Highway 60 and south of a ramp from Highway 11, ensuring maximum visibility and accessibility for potential customers. Formerly a residential home, this lot is now ready to be transformed into a dynamic commercial venture, thanks to its coveted C3 zoning designation. The previous dwelling has been demolished, leaving a clean canvas for your entrepreneurial vision. The property boasts essential infrastructure, including an existing septic system, drilled well, and Hydro services, providing a solid foundation for development. Situated in close proximity to downtown Huntsville and the local hospital, this lot enjoys a prime location that ensures convenient access for both customers and employees. Furthermore, the property is directly across from modern subdivisions, offering an excellent opportunity to tap into the growing population and potential clientele. This versatile lot presents a multitude of possibilities for business owners and developers alike. With the option to combine residential and commercial

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elements, you have the flexibility to create a unique live-work environment. Whether you envision a boutique retail store, a professional office space, a cozy café, or even a mixed-use complex, the potential is limitless. For a comprehensive list of the business and development options available for this property, please refer to the information included. Embrace this rare chance to own a commercial lot in a highly desirable location, offering an ideal blend of convenience, visibility, and growth potential. Don't miss out on this extraordinary opportunity to shape the future of your business in the heart of Huntsville. (id:49587)

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Listing Office:Re/Max Professionals North, Brokerage, Huntsville