



# Falcon Realty Ltd.

*Your Whiteshell Cottage Specialists*

Need an expert? Call us now - 204-349-3283

## Falcon Lake – Vacant Building Lot – \$159,900

**\$159,900** - ID: ID-1202



Parking	Ample
Heating	Vacant Land
Built in	Vacant Land

### Falcon Lake – Vacant Building Lot – \$159,900

#### Vacant Building Lot

- Treed

- Power to Property
- Front and Rear Road Access to Lot
- Higher and Lower elevation Components to Lot
- Private Lease to Lot
- Part of Toniata Cottage Owners Association
- 2 minute walk to Beach
- 2 minute walk to boat launch
- Back Lot with Fantastic proximity to the Lake
- Very affordable price – Asking \$159,900.

## **Access to information on Toniata Beach, Falcon Lake**

### **General Area Information**

#### **Falcon Lake – Vacant Building Lot – \$159,900**

Vacant Lots at Falcon Lake are a rare find. There is a gorgeous SAND public beach nearby. (just a two minute walk from this lot). Very nice swimming off the beach and good fishing too !!! In addition to the beach being so close by, so is the boat launch. Here, you are only a short boat ride to some of the best fishing Falcon Lake has to offer. Walleye, Northern Pike and Bass are plentiful for the experienced angler. A short boat ride will take you to the trails leading to Camp Lake or High Lake, and if you want a real easy day basking in the sun, hop in the boat and have yourself a picnic on your choice of nearby islands.

The Private Lease through the Toniata Cottage Owners Association is very affordable and is much less than the traditional land Lease through the Province of Manitoba's Crown Land and Property Agency.

Details about the lease are available to parties interested in making this purchase.

Opportunities to be part of the Toniata Cottage Association are rare indeed, with few if any opportunities in the last 20 years – This is a GREAT find.

For more information about this property, call Dave Ellie Your Whiteshell Cottage Specialist. Specializing in Whiteshell Cottage properties over the last 20 years

Interested in viewing this property ? – CALL David Ellie now.

**Wpg Cell: 204-793-3659**

**Lake Office / Cottage: 204-349-DAVE (3283)**

[www.falconrealty.ca](http://www.falconrealty.ca)

**Your Whiteshell Cottage Specialist**

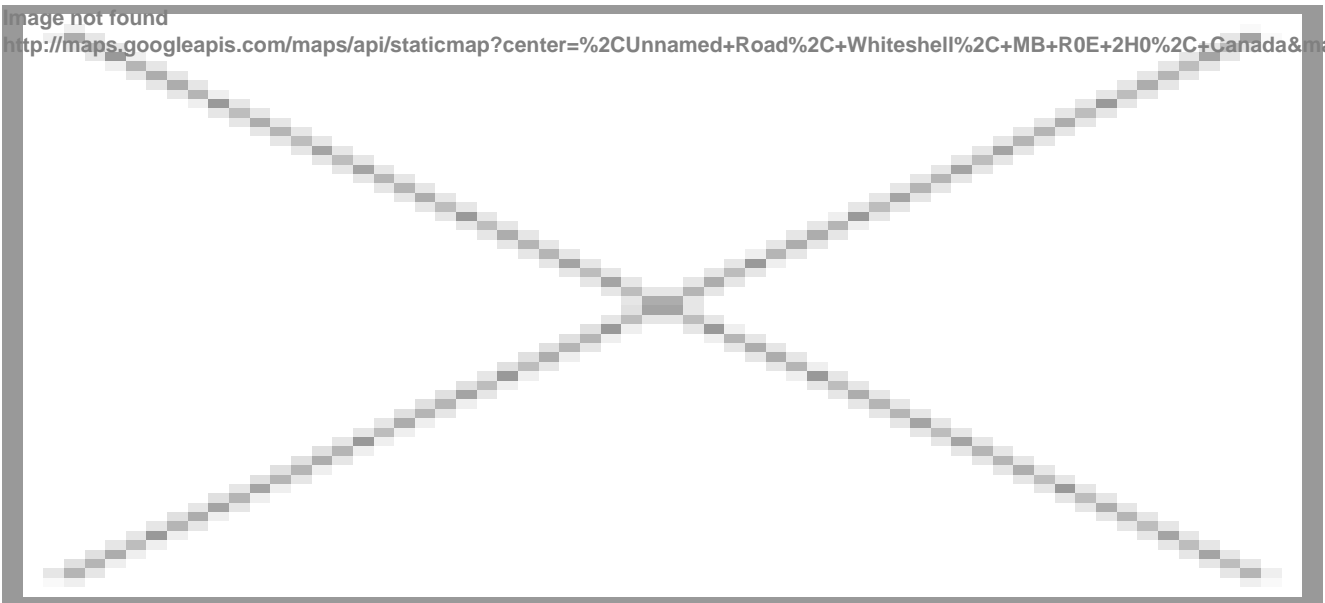
## Listing Gallery



## Property Location

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<http://maps.googleapis.com/maps/api/staticmap?center=%2CUnnamed+Road%2C+Whiteshell%2C+MB+R0E+2H0%2C+Canada&markers=%2CUnn>



## Dave Ellie (Broker)

I have been cottaging at Falcon Lake since 1966. In that time, I have benefited greatly from the cottage experience. Late night camp fires, golfing, skiing, fishing, the family gatherings are what it is all about. In the last 18+ years of selling cottages we've sold almost any kind of cottage you can imagine and have met literally thousands of cottagers.

Can you think of a better place to spend your summer other than the lake???. I can't..... and that is why my our family continues to enjoy the park and all of its offerings. For some, the cottage is the focal point from April to September, and for others, it is all year round. I am hoping that your family will benefit from the cottage experience in the same way we have. You can't meet a better bunch of people, and you can't enjoy a better place to live.

Why do I sell Real Estate? It's a great thrill and privilege to watch family dreams become a reality right before your own eyes.

Whether you are buying, or selling, Call Falcon Realty Ltd.

WE ARE "The Whiteshell Cottage Specialists."



**Email:** dellie1@shaw.ca

**Website:** <http://www.falconrealty.ca>

**Phone:** 204-793-3659

See my listings

## Property URL



<http://falconrealty.ca/property/falcon-lake-vacant-building-lot-159900/>