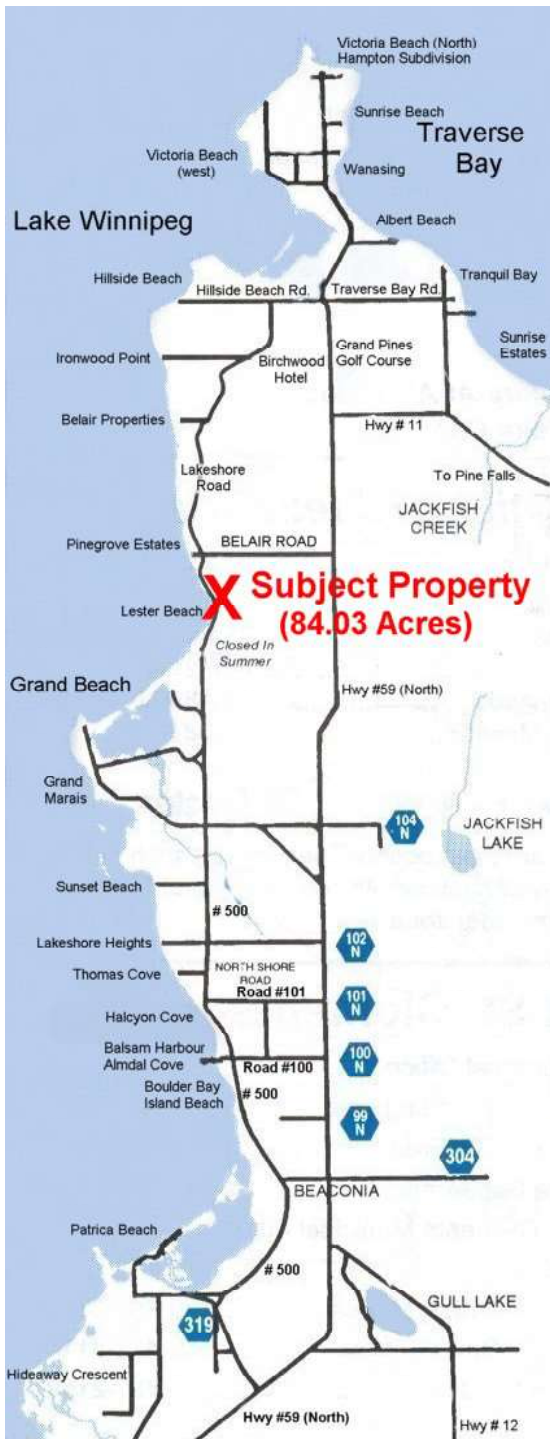


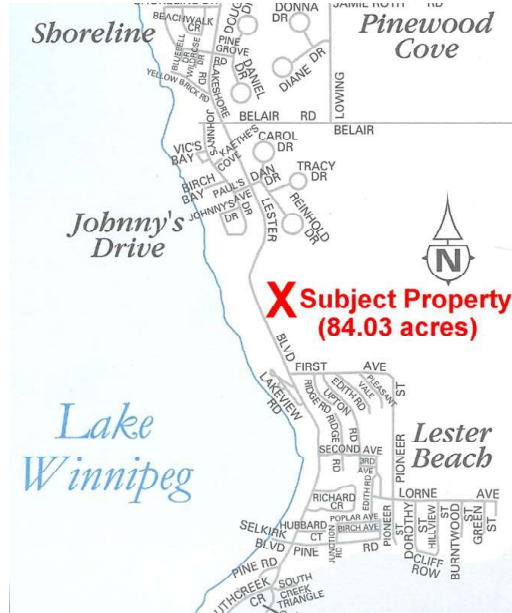
Grand Beach Realty Inc.

Welcomes you to this Exceptional 84 acres Property at 38 First Ave., Lester Beach, Mb.

Asking \$175,000



Street & Site Plan Map of 84.03 acres at 38 First Ave., Lester Beach, Mb.



GENERAL INFORMATION

- NE corner of Lakeshore Rd. and 38 First Ave. Lester Beach, MB.
- 84.03 Acres of Prime cottage property immediately north of Lester Beach
- 5 minute walk to a world class, white sand beach at Lester Beach
- Zoning: RD - Resource Development
- LOT SIZE: Approximately 2,640 ft by 1,320 ft.
- Taxes 2017: approx. \$1,994.74
- Contact Larry Guarino (204) 771-5531 (cell)
- Quick Possession is available

Presented By:

Larry Guarino

YOUR LOCAL EXPERIENCED PROFESSIONAL

“Over 30 years of Real Estate experience”

Larry: (204) 771-5531 (Cell)

Office: (204) 754-3096 (Lake)

E-mail: office@grandbeachrealty.ca

NOTE

All information displayed is believed to be accurate but is not guaranteed and should be independently verified. No warranties or representations are made of any kind