

# Listing W12163108 MLS® Data Information

10330 5 Line  
Halton Hills, ON L7G 4S6  
Residential Freehold - Vacant Land  
For Sale - \$4,500,000.00 - New

TRIPLE NET REALTY INC. (905-915-9100)  
KARUNA NANDRAJOG, Salesperson, Salesperson  
(416-388-8003)  
TRIPLE NET REALTY INC. (905-915-9100)  
SURINDER NANDRAJOG, Salesperson, Salesperson  
(416-388-8003)

## Location

ASSESSMENT ROLL #	241507000403110	LOT SIZE CODE	Feet
PIN#	250300027	LOT SIZE SOURCE	MPAC
AREA	Halton	LOT SIZE AREA/CODE	43.1 Acres
MUNICIPALITY	Halton Hills	ACREAGE	25-49.99
COMMUNITY	1049 - Rural Halton Hills	WATERFRONT YES/NO	No
FRONTING ON	East	ZONING	Agriculture
LEGAL DESC.	PT LT 12, CON 6 ESQ, Part 2, 20R3310, EXCEPT PT 1, 20R10146, Halton Hills/Esquesing	DIR.S	10th Side Rd. & 5th Line
LOT FRONT	746.37	MAIN CROSS STREETS	10th side rd.
LOT DEPTH	2209.08		

## Amounts/Dates

HST APPLICABLE TO SALE PRICE	In Addition To	POSSESSION REMARKS/TYPE	Flexible / TBA / Flexible
TAXES/YEAR	1303.81 / 2024	HOLDOVER DAYS	180
ASSESSMENT YEAR	2024	SELLER NAME	McClure Wayne Gordon & McClure Denise Michelle
CONTRACT COMMENCEMENT	May 21, 2025		
EXPIRY DATE	December 31, 2025		
MORTGAGE COMMENTS	TAC - As per Seller		
PHASED IN TAX ASSESSED VALUE	701000		

## Exterior

STYLE	Other	ABOVE GRADE FINISHED SQFT	MPAC
EXTERIOR	Other	SOURCE	
GARAGE	No	SURVEY TYPE	Unknown
WATER	None	CABLE	No
SEWERS	None	HYDRO	No
SPECIAL DESIGNATION	Unknown	SEWERS	No
YEAR BUILT SOURCE	MPAC	GAS	No
APPROX. SQUARE FOOTAGE	< 700	MUNICIPAL WATER	No
ABOVE GRADE FINISHED SQFT	0	TELEPHONE	No

## Waterfront/ Rural

WATERFRONT TYPE None

## Interior

INTERIOR FEATS. None

## Comments

### REMARKS FOR CLIENTS

Nestled in a desirable are, discover this beautiful vacant lot endless potential, you can build your custom dream home, or invest for the future. This parcel is ready for your vision.

### OFFER REMARKS

All offers with 48 hrs irrevocable and clause for Sellers Lawyers Approval.

### REALTOR ONLY REMARKS

Attached are Schedules A & B with all offers. All appointments to be booked through the listing agent. Do not walk the property without an appointment. Call L/A directly for appointments.

## Other

LISTING BROKERAGE	TRIPLE NET REALTY INC.	DISTRIBUTE TO INTERNET	Yes
SALESPERSON 1	KARUNA NANDRAJOG, Salesperson	DISPLAY ADDRESS ON INTERNET	Yes
SALESPERSON 1 PHONE #	416-388-8003	DISTRIBUTE TO DDF/IDX	Yes
SALEPERSON 1 EMAIL	karuna@thekteam.ca	PERMISSION TO CONTACT BROKER TO ADVERTISE	No
SALESPERSON 2 BROKERAGE	TRIPLE NET REALTY INC.	REALTOR SIGN ON PROP.	Yes
SALESPERSON 2	SURINDER NANDRAJOG, Salesperson	APPTS./SHOWING REMARKS	Pls call Listing Agent for All Showings
SALESPERSON 2 PHONE #	416-388-8003	SHOWING REQUIREMENTS	See Brokerage Remarks
SALESPERSON 2 EMAIL	surinder@thekteam.ca	OCCUPANCY	Vacant
CMSN. TO CO-OP. BROKERAGE	2.5% + HST	CONTACT AFTER EXPIRED	No
SELLER PROP. INFO STATEMENT	No		

This is an MLS® Data Information Form. Seller or Landlord hereby acknowledges having received a copy of this document which forms Part 2 of the listing agreement

Signature

Date

Signature

Date

Signature

Date