

\$1,299,000 - 35 MOSLEY Street

Listing ID: 40580852

\$1,299,000

, 0.64 acres

Office

35 MOSLEY Street, Wasaga Beach,
Ontario, L9Z2J8

Riverfront Commercial Property located directly in the heart of Beach Area 1 and Downtown Wasaga Beach. This is a unique opportunity to purchase a large parcel of riverfront development land within the core tourism district and future focal point of the municipality. The property features almost 100' of river frontage (steel retaining wall) within the prime boating section of the Nottawasaga River with direct access to Georgian Bay. The existing commercial building (375 sq. ft. with 2pc bathroom) was formally a mini-golf tourist attraction, take-out restaurant, convenience store, and is currently being used as an office to operate a commercial parking lot business with 65 paved parking spaces. Opportunity to repurpose the building and capitalize on its high traffic exposure fronting on Mosley Street and located directly across from the municipalities Playland Park Square. There are many potential future uses under the new B2 (Beach) zoning, including development along the property's 125' frontage on Mosley Street and use of additional road access from Willow Street. The property is over half an acre in area and its waterfront is currently under-utilized as there is room for 4-5 docks (8-10 slips). Full zoning information and survey are available

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upon request. (id:50245)

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Listing Office:RE/MAX By The Bay Brokerage