

LOT (RESIDENTIAL) FOR SALE

GRANBY



ULS : 27098646

RUE FRÉCHETTE, GRANBY, J2H 2N8

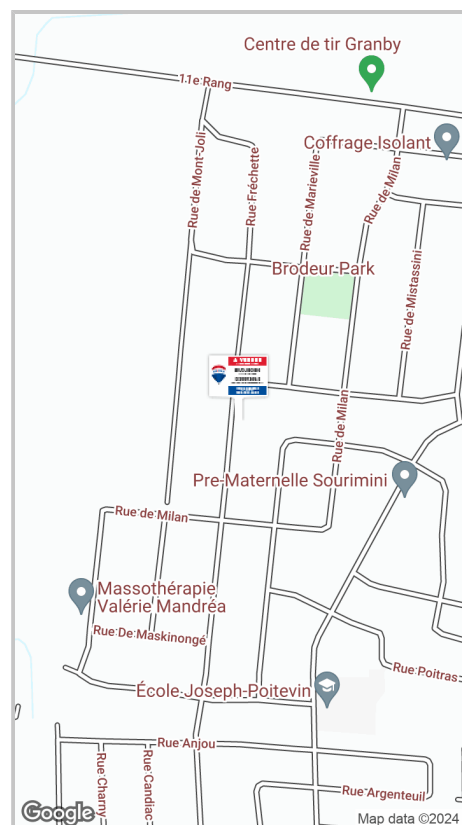
Grand Terrain boisé 41000 pieds² prêt a construire, dans une excellente zone résidentielle. Le plan d'une magnifique maison, conçu minutieusement avec 2 garages ,3SDB, 4CAC au 2-e étage , 2CAC au RDC, ainsi qu'un imposant salon + sous-sol est également a votre disposition. Le test de percolation est déjà fait avec un

Complete information at the following address :

www.remax-quebec.com, ULS: #27098646



LOT AREA: **41,000 SF**



IRINA LIPCO
Residential Real Estate Broker

RE/MAX PLATINE

📞 Ofc. : 450-466-6000

📱 Cell. : 514-575-8833

\$259,000
+GST/QST



Calculate your payments



ADDENDA

None

CHARACTERISTICS

Water Supply
Artesian well

Sewage System
None , Septic tank

LOT AND EXTERIOR FEATURES

Lot size
213'7" X 197'5"

Lot
Wooded

Proximity
Highway , Daycare centre , Park , Elementary school , High school

Lot area
41,000 SF

Topography
Flat

Zoning
Residential , Single-family

NEIGHBOURHOOD STATISTICS



POPULATION BY AGE GROUP

Powered by LOCAL LOGIC



14 AND UNDER	22.1%
15-19 YEARS	7.5%
20-34 YEARS	13.8%

35-49 YEARS	21.7%
50-64 YEARS	23.6%
65 AND OVER	11.3%

HOUSEHOLD COMPOSITION



PERSON LIVING ALONE : **9.0%**



FAMILIES WITH CHILDREN : **0.0%**



FAMILIES WITH NO CHILDREN : **0.0%**

EDUCATION

NO DIPLOMA



15.2%

HIGH SCHOOL



27.2%

APPRENTICESHIP
OR TRADE



15.9%

COLLEGE



20.5%

UNIVERSITY



21.3%

HOUSING TYPE

SINGLE-DETACHED
HOUSE



96.8%

SEMI-DETACHED OR
ROW HOUSE



1.4%

DUPLEX



0.1%

APARTMENT, LESS
THAN 5 FLOORS



1.7%

APARTMENT, 5 OR
MORE FLOORS



0.0%

SPOKEN LANGUAGE(S)

Unilingual French **58.4%**

Unilingual English **0.0%**

Bilingual (Fr/En) **41.6%**

Other **0.0%**

AVERAGE INCOME



HOUSEHOLD

\$144,976



INDIVIDUAL

\$59,713

HOUSING TENANCY



OWNERS

95.7%



RENTERS

4.3%

INCLUDED & EXCLUDED

Included

Not specified

Excluded

Not specified

FINANCIAL DETAILS

ASSESSMENT (2022)

Lot assessment

\$104,000.00

Municipal assessment

\$104,000.00

TAXES

Municipal (2022)

\$792.00

School (2022)

\$67.00

TOTAL

\$859.00

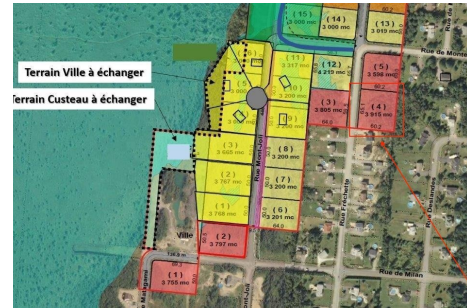
PROPERTY IMAGES



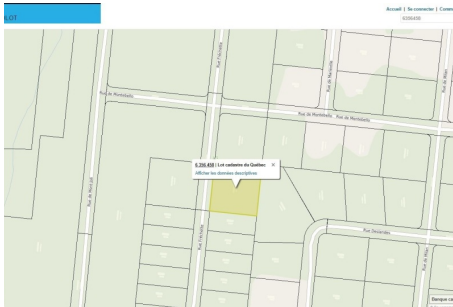
TO BE BUILT



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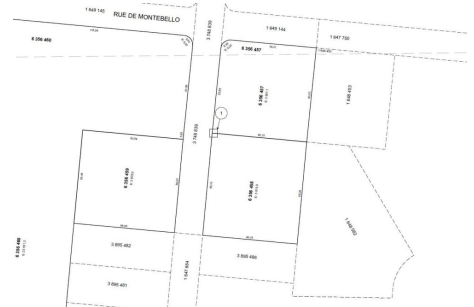
MISCELLANEOUS



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