



SCOTT CROWTHER

Sales Representative
 ROYAL LEPAGE RCR REALTY Brokerage (OS)
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Cross Property Client Full RES

193 HIGH STREET
Southampton, ON N0H 2L0
 Bruce County/ Saugeen Shores/

Commercial/ Business Only/ For Sale Price: \$549,000.00
Active



MLS®#:	262618	Bedrooms (AG/BG):	(/)
List Date:	04-Jun-2020	Bathrooms (F/H):	0 (/)
Units Occupied:		Total Units:	0
Type:	Business, Retail	Sqft Below Grade:	
Sqft Above Grade:		Sq Ft. Unfinished	
Sq Ft Finished		Recreational:	
Title/Ownership:	Other (see remarks)	Year Built/Desc:	/
Fronting On:	South	Lot Depth:	
Lot Front:	0.00	Lot Size/Acres:	Not Applicable/
Road Access Fee:		WF Exposure:	
Waterfront:	No		
Leased Land Fee:			

Public Remarks: **Leave the city behind! Come live & work at the beach! Investment opportunity to own your very own Canoe & Kayak Outdoor stores. Thorncrest Outfitters is a 23-year-old Canoe & Kayak outfitter. 2 Locations: Southampton & Tobermory, which serve a large geographical area. In addition a very successful online store/website. Investors have opportunities to purchase both locations & web site or franchise it as well. Long term established retail locations: Southampton - year round operations, Tobermory - seasonal location. Online booking system for Kayak guiding & canoe & kayak rental program. Over 200 rental canoes kayaks & Sup board, North Canoe (seats 10 paddlers & trailer), Hobie kayaks. multiple shuttle vehicles & trailers. Existing partnerships with both Federal & Provincial parks on Lake Huron & Georgian Bay. Saugeen River access point with storage near Southampton is available. Specialists in providing outdoor paddling adventures for kayaks & canoes for over 10,000 paddlers per year!**

Directions: **2 locations Southampton downtown #193 high st and Tobermory Highway 6 at harbour #744**

Interior Features

Heat Primary/Sec: **Baseboard/**

Exterior Features

Water/Supply Type: **Municipal/** Sewage: **Municipal Sewers**
 Site Influences **Downtown, High Traffic Area, Public Parking, Shopping Nearby, Visual Exposure**

Inclusions/Exclusions

Inclusions: **List of chattels on file with Listing Brokerage. A confidentiality agreement must be signed prior to release.**

Tax Information

Roll#:	0	Local Improve Fee/Comments /	
Pin#:	0	Zoning:	N/A Taxes/Year: \$0/ 0
Assessment \$/Year:		Survey/Year:	No Survey Type:
Legal Description:	Business and chattels known as "Thorncrest Outfitters' Southampton Location and Tobermory location.		

ROYAL LEPAGE RCR REALTY Brokerage (OS)

Client Full Report

Date Printed: 06/05/2020

Prepared By: **SCOTT CROWTHER, Salesperson**
www.scottcrowther.com
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