

# TRAILER FOR SALE



**Pine Grove Point** - 4445 Elephant Lake Rd., Harcourt, ON

**Site:** #92 (Huge Lot - best lot in the campground) "A must see."

**Make:** Salem Travel Trailer

**Size:** 30' with bump out in living room/kitchen

**Model:** Forest River

**Year:** 2000 (brand new unused until 2009)

## **RENOVATED - Excellent Condition & Well Maintained**

**Trailer** - sleeps 4

10' x 24' deck in front of trailer

1 Bedroom with new queen size mattress

Living Room has a full house sized sofa/bed, lounge chair, ottoman & side table

Kitchen - gas stove / oven, microwave and an apartment size fridge

Bathroom - sink, toilet, shower / bath tub

Furnace / AC

**Bunkie** - sleeps 5

9' x 9' shed with 12' x 12' deck underneath

Has power / lights and plug outlets

3 operable windows

Couch that folds down into a bed

Built-in Bunk Bed - single on top and queen on bottom

Queen mattress included

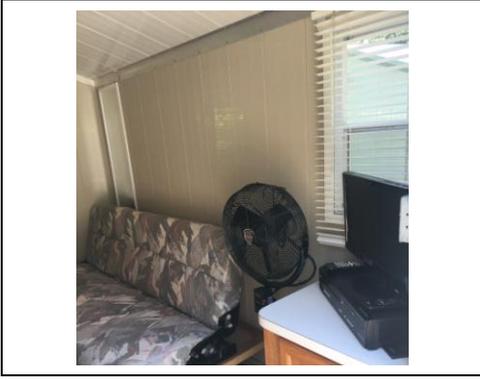
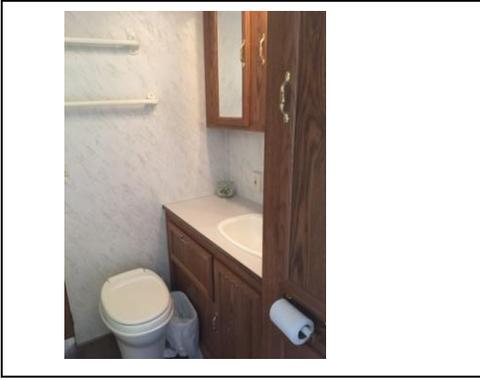
**Coverall** - colour dark brown

12' x 24'

Has power & lights

**Patio Slab sitting area** (perfect for a kitchen tent)

20' x 18'





**Website:** [www.pinegrovepoint.com](http://www.pinegrovepoint.com)

Pine Grove Point is a "Four Season Park". The park has laundry facilities, heated washrooms & showers all year round. There is a restaurant/snack bar, store with general necessities, ice cream & candy bar, fresh baked good. There is a gas pump for boats, snowmobiles & ATV's. The campground is right across from trails to Algonquin Park and there is horseback riding across the street. Beach area has water toys, playground, horseshoe pits, etc.

Canoe rentals, boat docking / launching. Seasonal dock rental available.

Great trails for Hiking, Biking, Snowmobiling and ATVing.

Campground is on Benoir lake / tip of Algonquin Park which opens up to other bodies of water including Lake Baptiste & Elephant Lake.

**NOTE:**

- The second 10' x 8' shed with 12' x 12' deck underneath is being **removed** and is not included in the price.
- Trailer awning could be replaced but, it's still usable.

Propane Supplier is Sparlings.

**Park Fees:** \$2,435 + \$500 Maintenance Fee per year = \$2,935 + HST

**Price: \$25,000**

**Chattels to be negotiated separately.**

**For additional photos contact seller.**

**Seller: Shari Pryce (705) 623-6563**