

**47 BUTLER DR**  
**NORTH KAWARTHA**  
PIN 283030124



This report was prepared by:

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**BALL Real Estate**

Ontario, Canada



# PROPERTY REPORT

## Property Details

GeoWarehouse Address:

47 BUTLER DR  
NORTH KAWARTHA  
K0L3E0

PIN: 283030124

Land Registry Office: PETERBOROUGH (45)

Land Registry Status: Active

Registration Type: Certified (Land Titles)

Ownership Type: Freehold



## Lot Size

Area: 10021.19 sq.ft (0.23 ac)

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Perimeter: 419.95 ft

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Measurements: 22.71ft x 6.54ft x 25.0ft x 6.57ft x 10.37ft x 32.82ft x 90.05ft x 111.0ft x 117.06ft

**Lot Measurement Accuracy : LOW**

These lot boundaries may have been adjusted to fit within the overall parcel fabric and should only be considered to be estimates.



## Assessment Information

### ARN

153602000153900

Taxation Year	Previous Assessment
2024	N/A
2023	Phased-In Assessment \$214,000
2022	\$214,000
2021	\$214,000

Frontage:	107.0 ft	Description:	Seasonal/recreational dwelling - first tier on water
Depth:	N/A	Property Code:	391
Based On:	January 1, 2016	Current Assessment:	\$214,000

### Enhanced Site & Structure

**Structures:**

#	Year Built	Bed Rooms	Full Baths	Half Baths	Full Stories	Partial Stories	Split Level	Fireplace
301	1950	2	0	1	1	No part storey	No Split	0

**Assessment Roll Legal Description:** CON 5 W PT LOT 7 W PT LOT 8 BLK 60

**Property Address:** 47 BUTLER DR NORTH KAWARTHA ON K0L3E0

**Zoning:** RR

**Property Type:** RESIDENTIAL

**Site Area:** 0.24A

**Site Variance:** Irregular

**Driveway Type:** Separate or Private Driveway

**Garage Type:** N/A

**Garage Spaces:** N/A

**Water Service Type:** Lake or River

**Sanitation Type:** Septic Bed

**Pool:** Indoor :N, Outdoor :N

**RRF AppealDate:** 2016-11-15

**Abut Details:** N/A

**Onsite Details:** GRAVEL ROAD, TOPOGRAPHY - SLIGHT SLOPE

**Proximity Details:** PROX TO TRAILER/CAMP/MOBILE HOME

**Waterfront Details:** WATERFRONT - LAKE, EXPOSURE - NORTH

**Last Property Assessment Notice** 2016-06-16

**Property Owner Name:** N/A

**Property Owner Mail:** N/A

**Residential Property Tax Details**

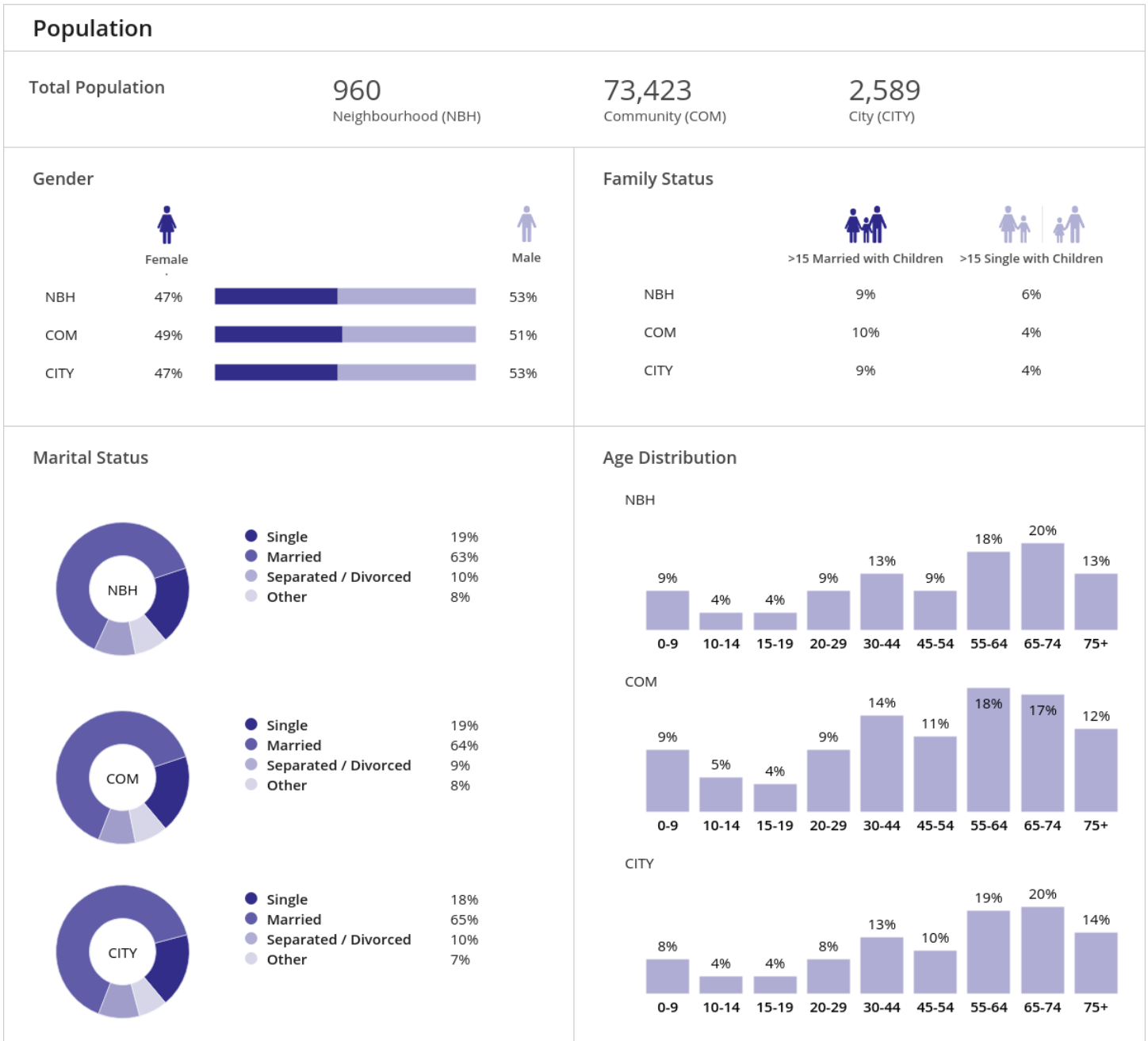
Year	Tax Estimate
2017	\$1,851
2018	\$1,854
2019	\$1,827
2022	\$1,890
2023	\$1,951

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## Sales History



Sale Date	Sale Amount	Type	Notes
Jun 12, 1987	\$40,500	Transfer	

## Demographics



## Households

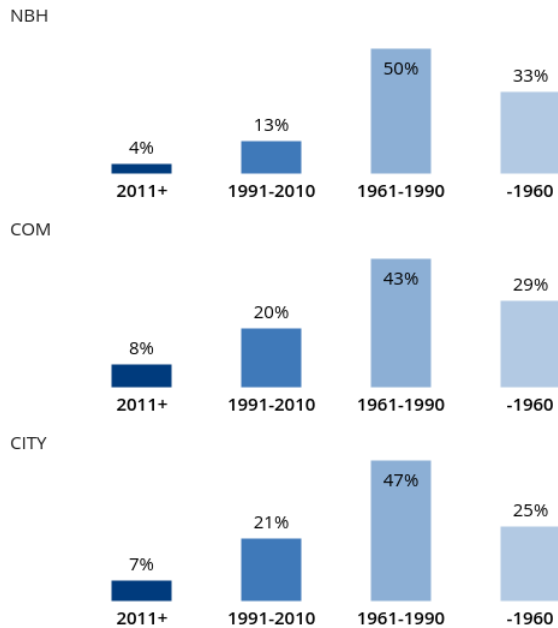
### Structure Details

	 Total # of Occupied Private Dwellings	 Dominant Year Built
NBH	413	Before 1960
COM	30,482	Before 1960
CITY	1,171	1961-1980

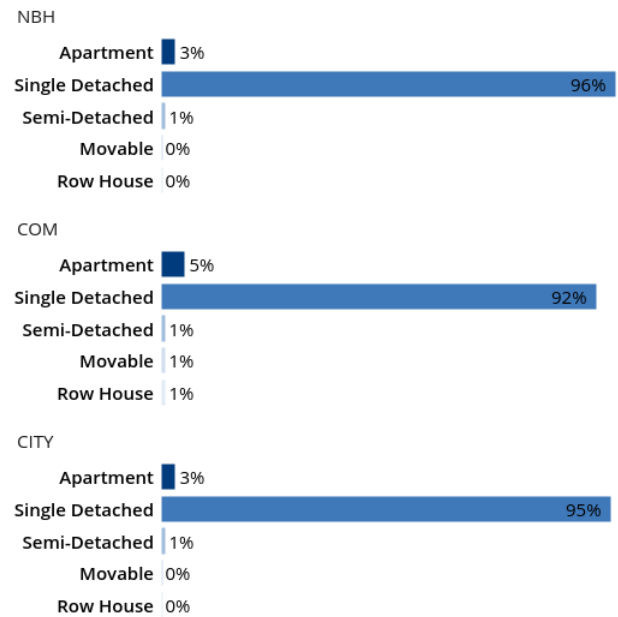
### Ownership

	 Owned	 Rented
NBH	95%	5%
COM	86%	14%
CITY	88%	12%

### Age of Home (Years)



### Structural Type



## Socio-Economic

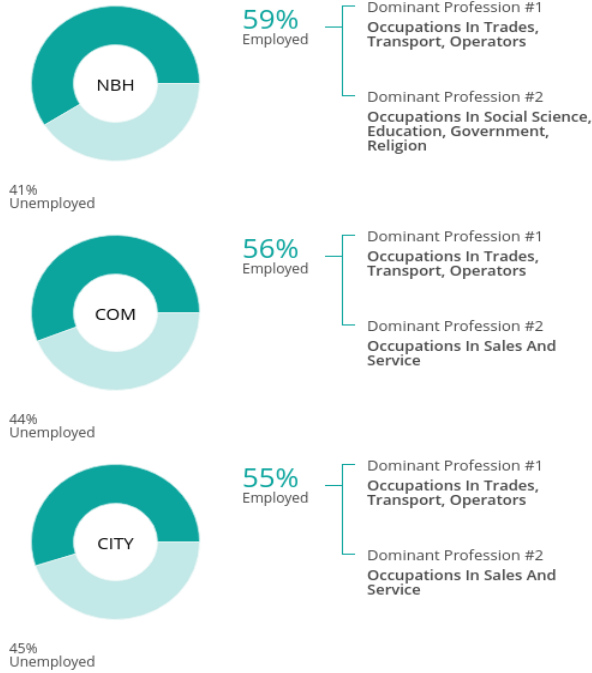
Avg. Household  
Income

**\$84,794**  
Neighbourhood (NBH)

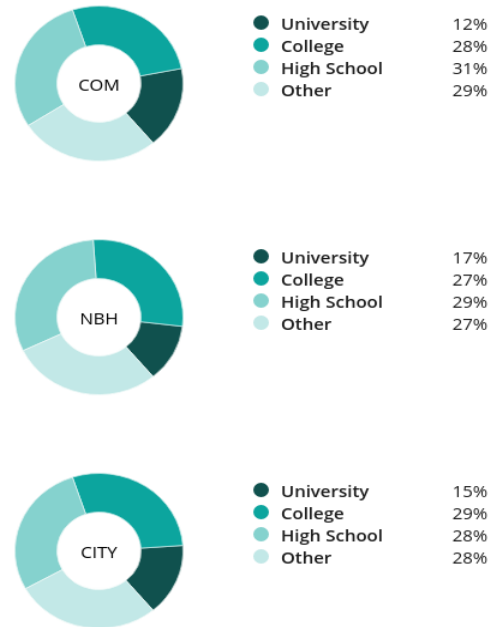
**\$95,822**  
Community (COM)

**\$89,891**  
City (CITY)

### Employment

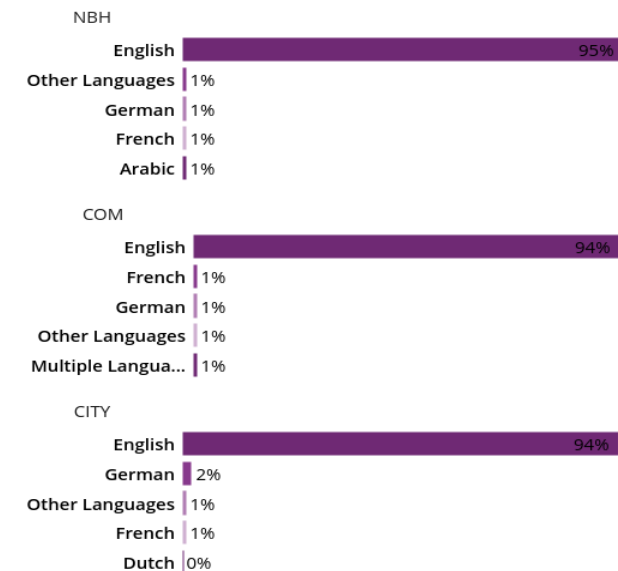


### Highest Level of Education

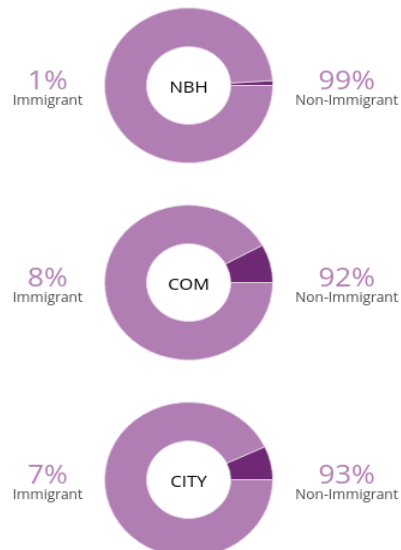


## Cultural

### Dominant Language



### Immigration Status





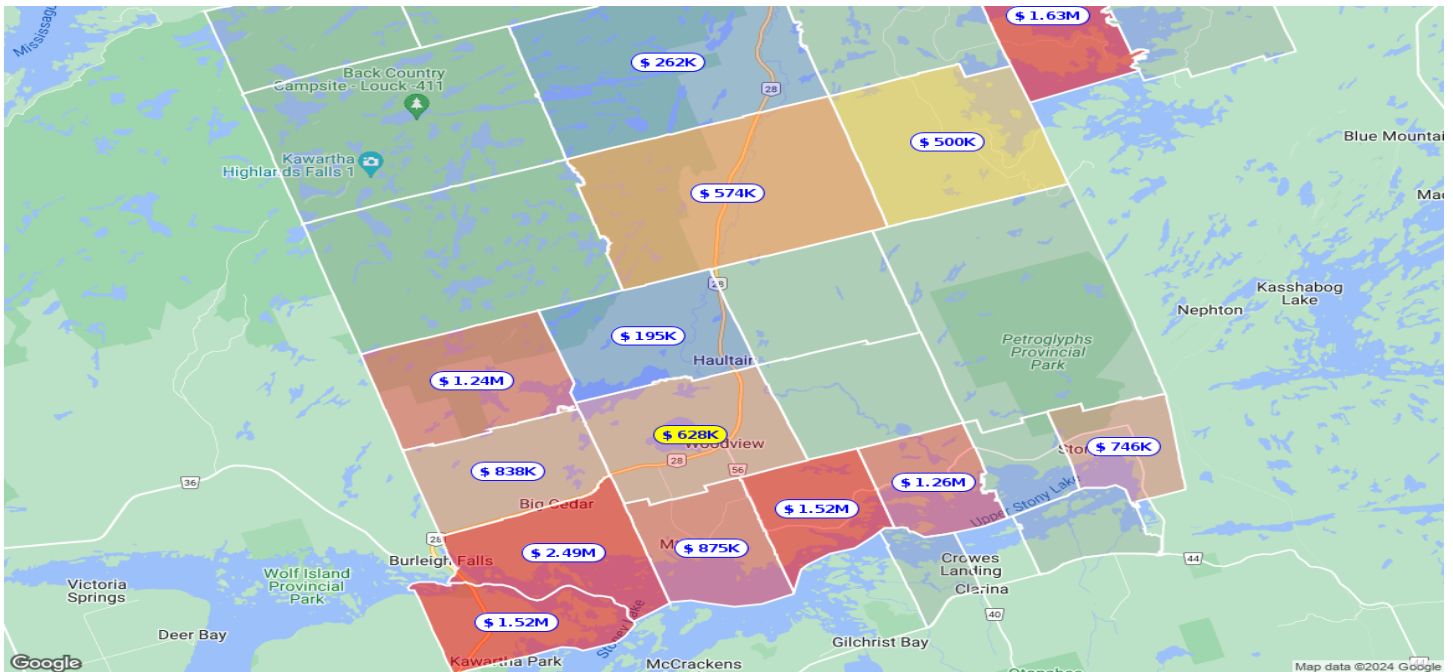
## Comparable Sales

Data Not Available

## Area Heat Maps

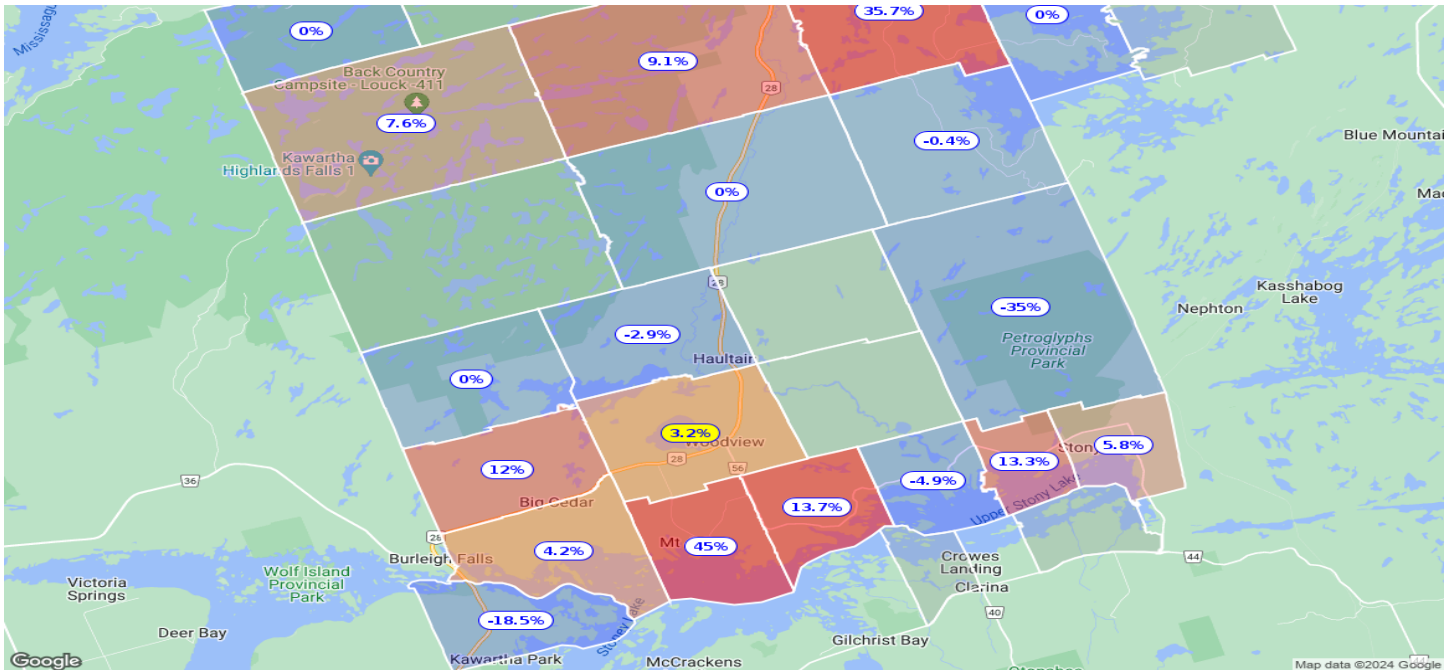
### Average Sales Heat Maps - Last 1 Year

The Average Sales Heat Map shows the average sale price of properties within the subject property's block compared to surrounding blocks.



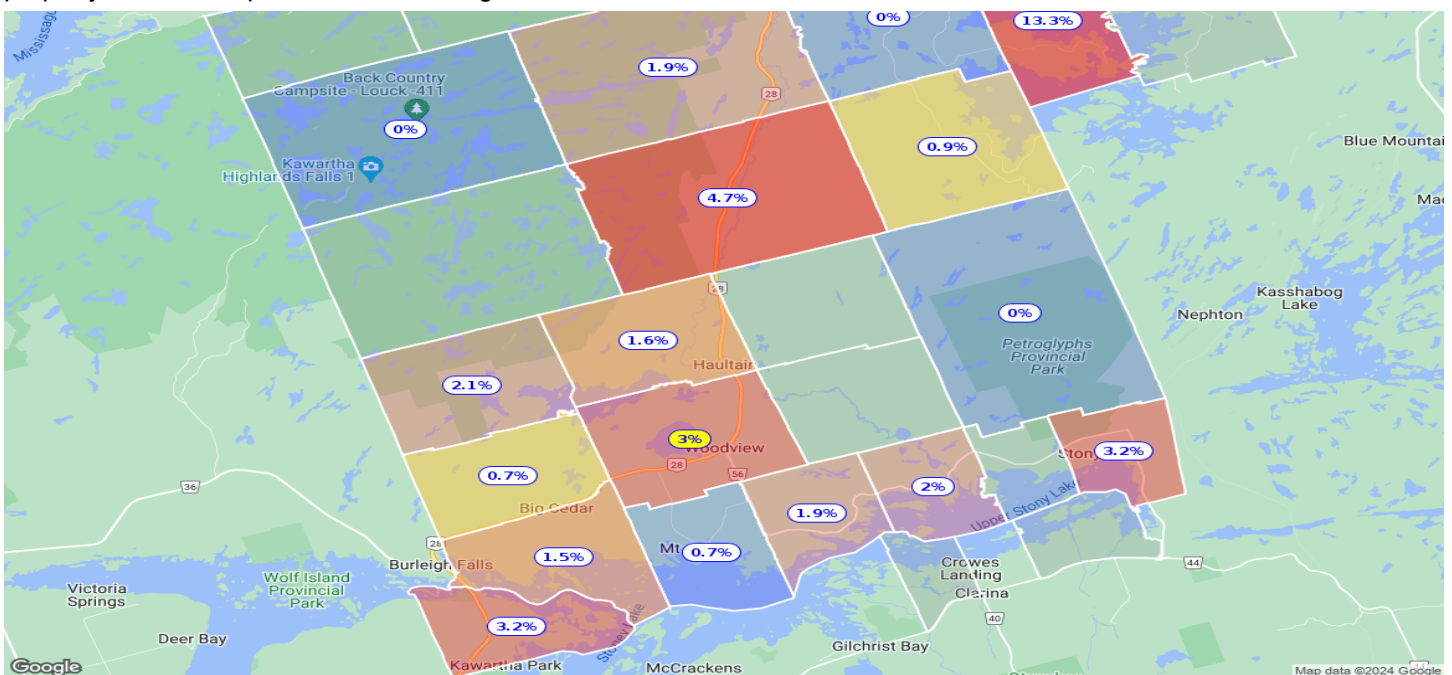
## Growth Rate Heat Maps - Last 5 Years

The Growth Rate Heat Map shows the growth of the average sale price of properties within the subject property's block compared to surrounding blocks.



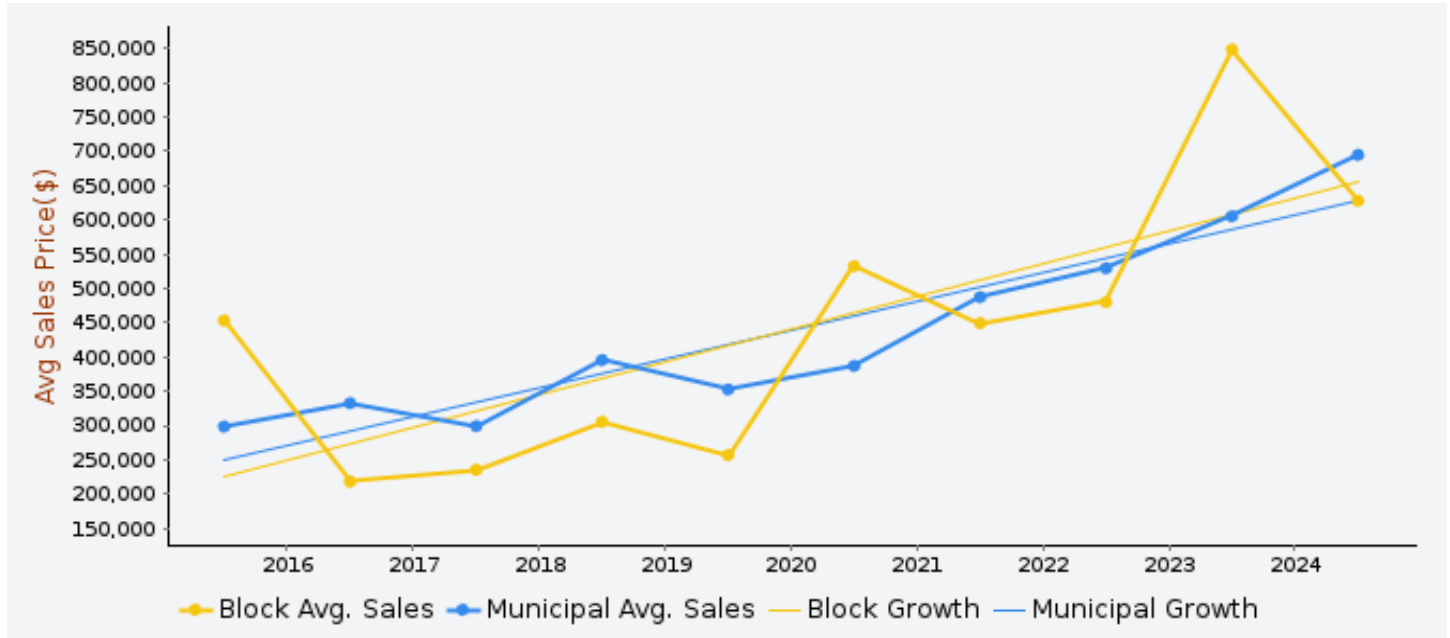
## Market Turnover Heat Maps - Last 1 Year

The Market Turnover Heat Map shows the percentage of properties that have sold in the past year within the subject property's block compared to surrounding blocks.

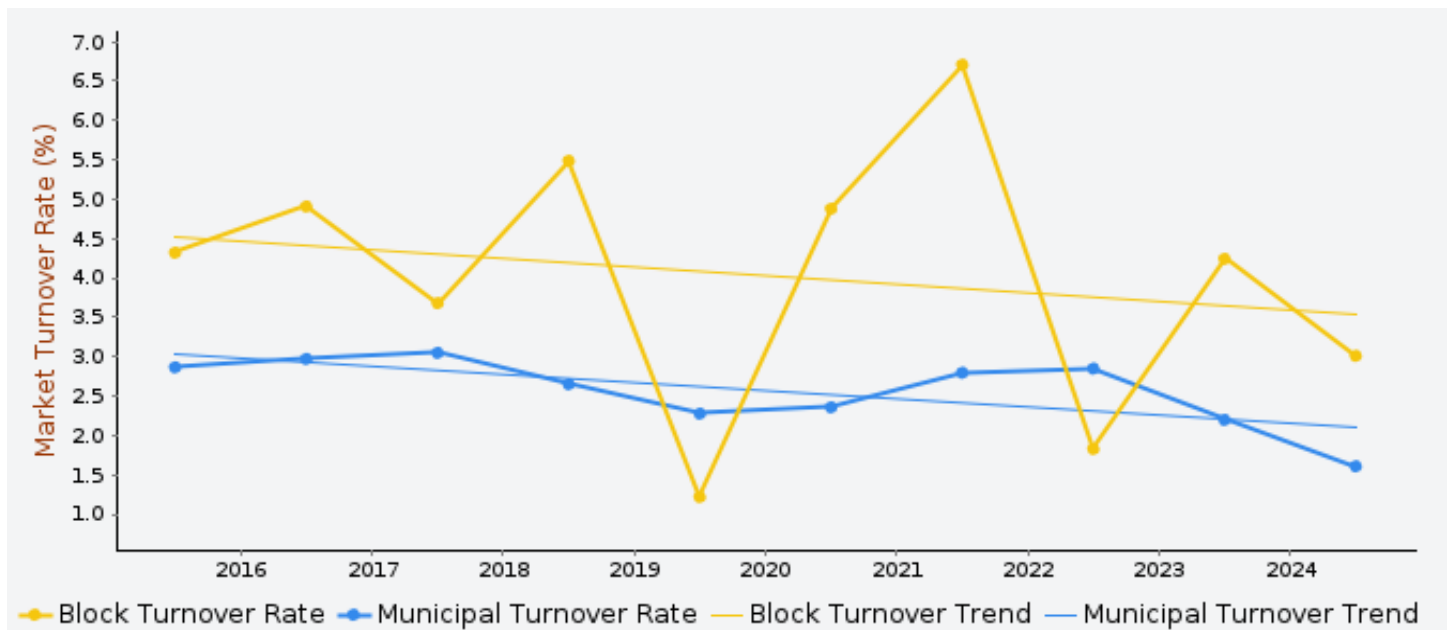


## Historical Market Trends

### Average Sale Values and Growth Rates

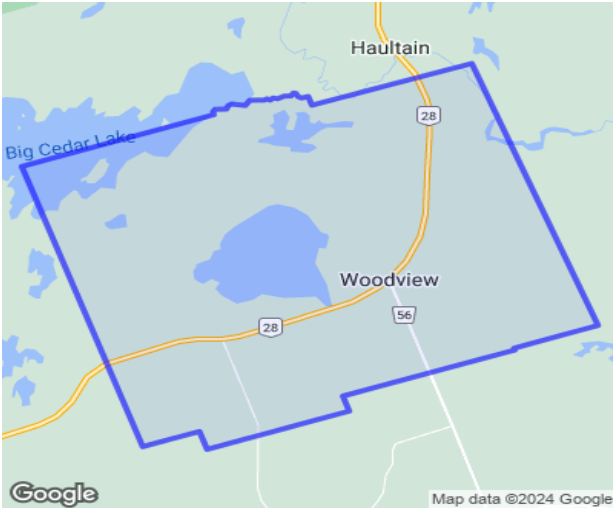


### Market Turnover Rates



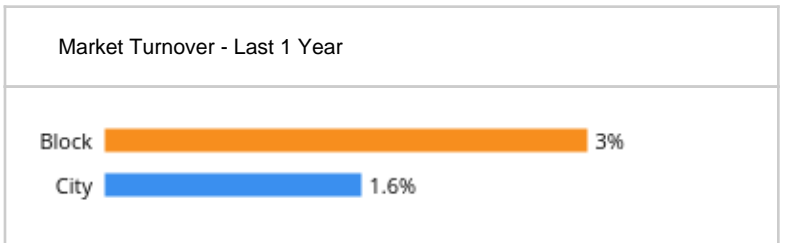
## Market Statistics

### Area Map



5 Year Analysis
Data Not Available

Average Sales Price - Last 1 Year	
<b>\$627,980</b>	<b>\$694,933</b>
Block	Municipality



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