

741 JEFFREY DR
TRENTON
PIN 400650208



This report was prepared by:

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BALL Real Estate

Ontario, Canada



PROPERTY REPORT

Property Details

GeoWarehouse Address:

741 JEFFREY DR
TRENTON
K8V5P8

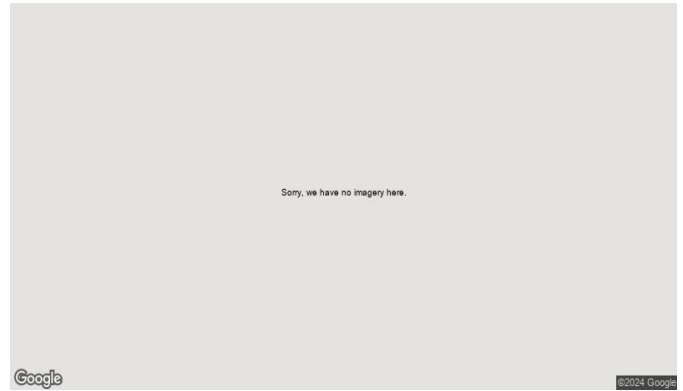
PIN: 400650208

Land Registry Office: HASTINGS (21)

Land Registry Status: Active

Registration Type: Certified (Land Titles)

Ownership Type: Freehold



Lot Size

Area: 184170.33 sq.ft (4.228 ac)

Perimeter: 1758.53 ft

Measurements: 127.17ft x 94.84ft x 209.9ft x 488.4ft x 36.25ft x 62.02ft x 178.65ft x 78.85ft x 44.58ft x 46.73ft x 5.8ft x 6.85ft x 5.8ft x 6.83ft x 6.01ft x 5.54ft x 8.61ft x 9.62ft x 8.57ft x 10.13ft x 10.31ft x 143.13ft x 78.46ft

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

125800001530100

Taxation Year	Previous Assessment
2024	N/A
2023	Phased-In Assessment
2022	\$557,000
2021	\$557,000

Frontage: 500.0 ft	Description: Seasonal/recreational dwelling - first tier on water
Depth: N/A	Property Code: 391
Based On: January 1, 2016	Current Assessment:\$557,000

Enhanced Site & Structure

Structures:

#	Year Built	Bed Rooms	Full Baths	Half Baths	Full Stories	Partial Stories	Split Level	Fireplace
301	2003	3	2	0	1	No part storey	No Split	1

Assessment Roll Legal Description: CON 10 PT LOT 7

Property Address: 741 JEFFREY LAKE RD FARADAY ON KOL1C0

Zoning: N/A

Property Type: RESIDENTIAL

Site Area: 4.02A

Site Variance: Irregular

Driveway Type: Separate or Private Driveway

Garage Type: DETACHED GARAGE

Garage Spaces: 3

Water Service Type: Private Well

Sanitation Type: Septic Bed

Pool: Indoor :N, Outdoor :N

RRF AppealDate: 2024-04-02

Abut Details: N/A

Onsite Details: TOPOGRAPHY - STEEP SLOPE, GRAVEL ROAD

Proximity Details: N/A

Waterfront Details: SHORELINE - ROCKY, WATERFRONT - LAKE, EXPOSURE - SOUTH

Last Property Assessment Notice 2023-11-01

Property Owner Name: N/A

Property Owner Mail: N/A

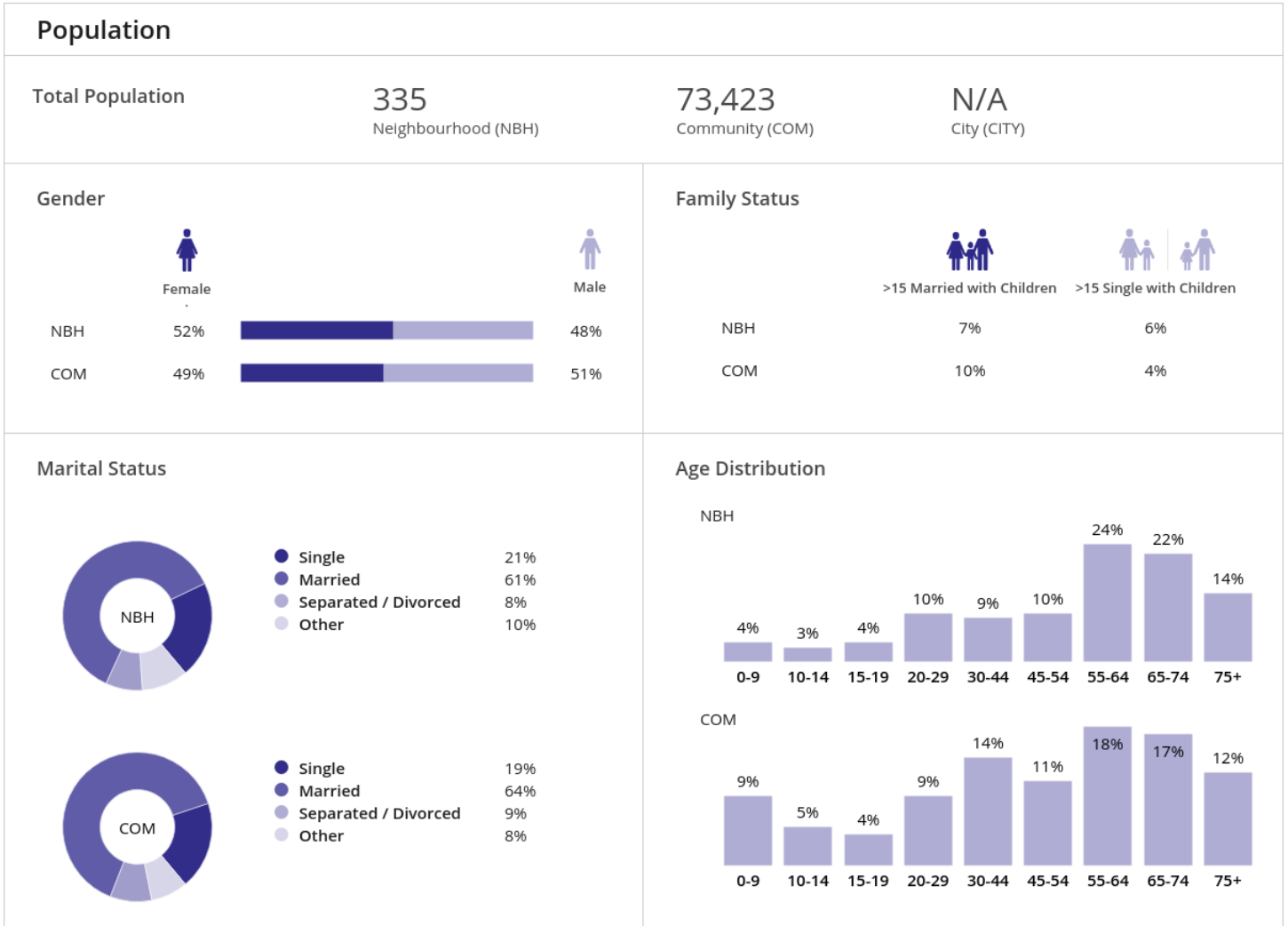
Residential Property Tax Details

Year	Tax Estimate
2016	\$6,868
2017	\$6,719
2018	\$6,728
2019	\$6,667
2020	\$6,785
2022	\$6,946
2023	\$6,964

Sales History



Sale Date	Sale Amount	Type	Notes
Jun 27, 2014	\$560,000	Transfer	
Nov 07, 2003	\$265,000	Transfer	

Demographics



Households

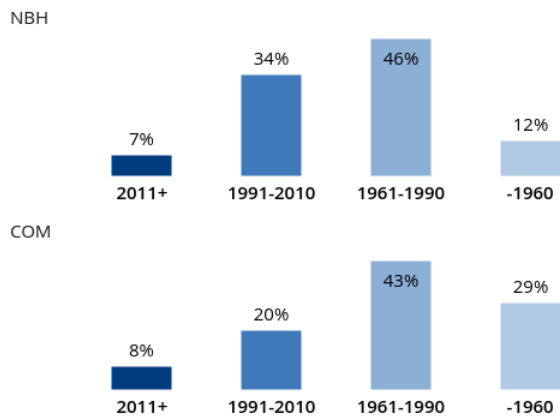
Structure Details

	 Total # of Occupied Private Dwellings	 Dominant Year Built
NBH	151	1961-1980
COM	30,482	Before 1960

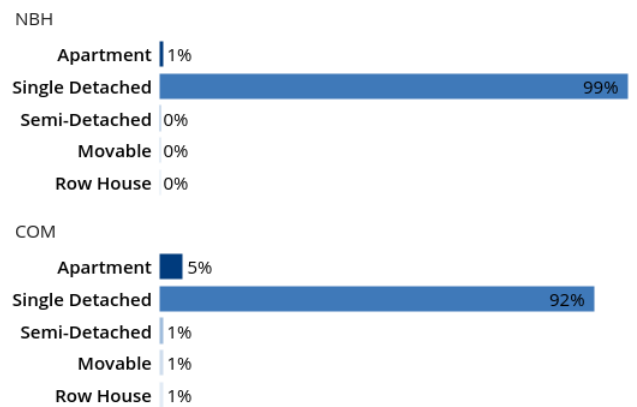
Ownership

	 Owned	 Rented
NBH	83%	17%
COM	86%	14%

Age of Home (Years)



Structural Type



Socio-Economic

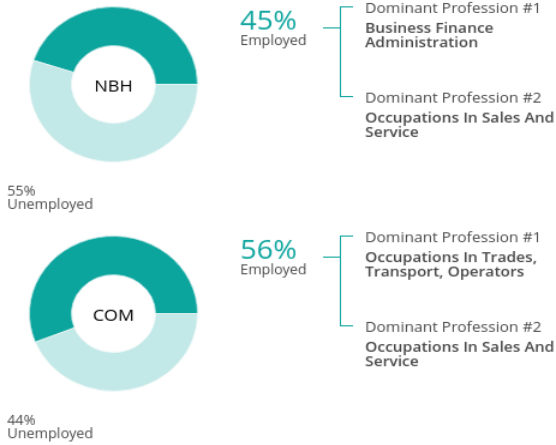
Avg. Household
Income

\$79,762
Neighbourhood (NBH)

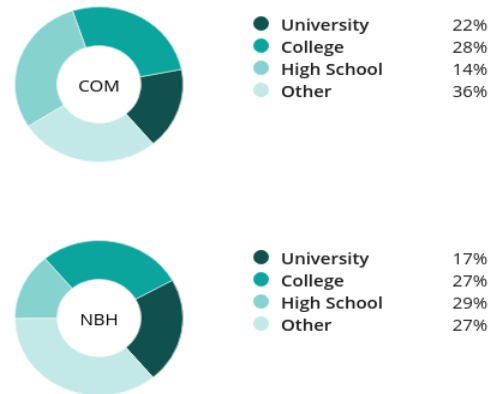
\$95,822
Community (COM)

N/A
City (CITY)

Employment

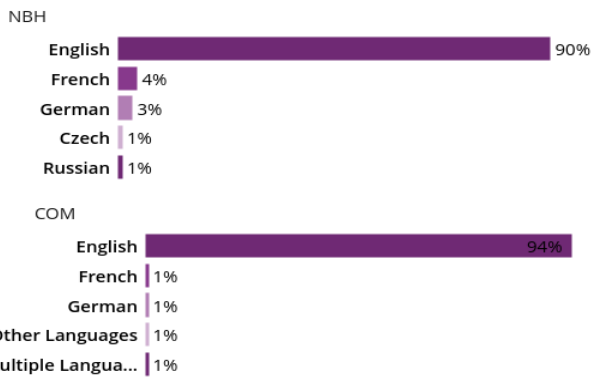


Highest Level of Education

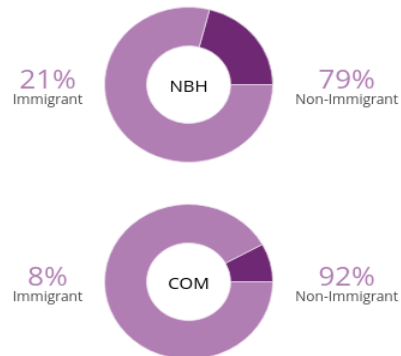


Cultural

Dominant Language



Immigration Status



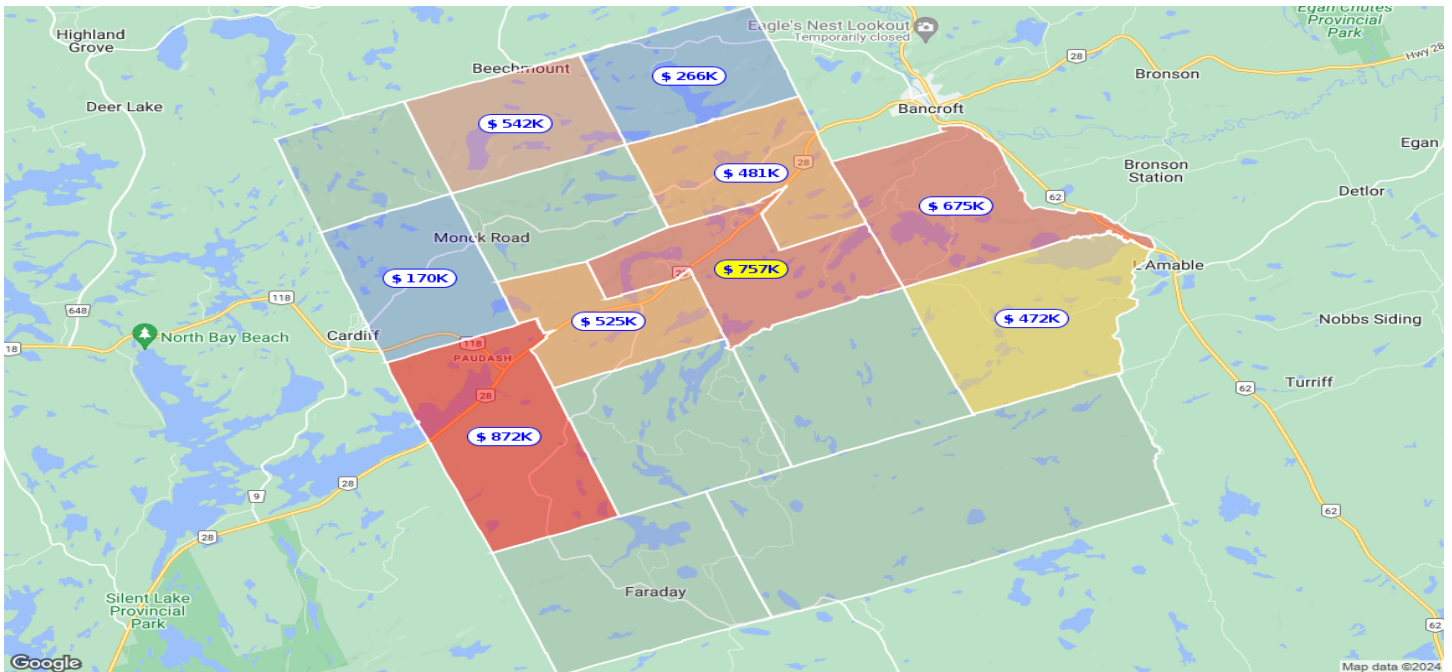
Comparable Sales

Data Not Available

Area Heat Maps

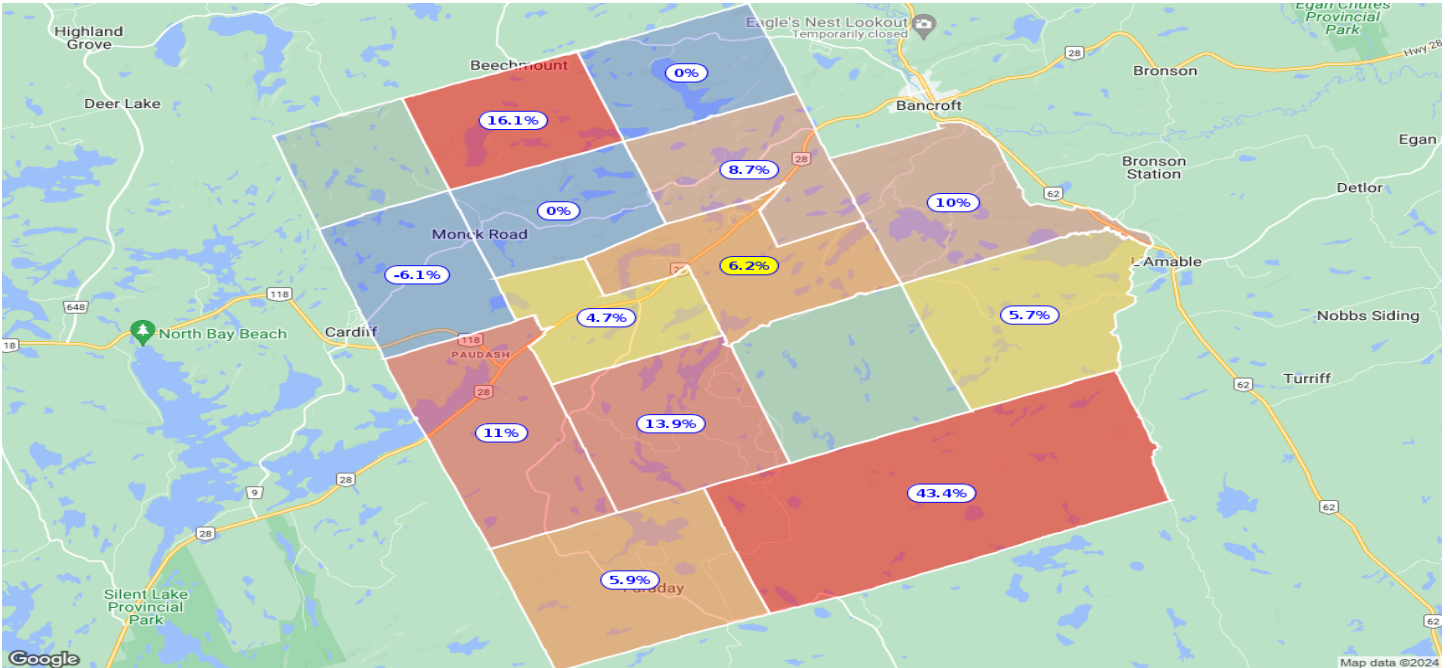
Average Sales Heat Maps - Last 1 Year

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



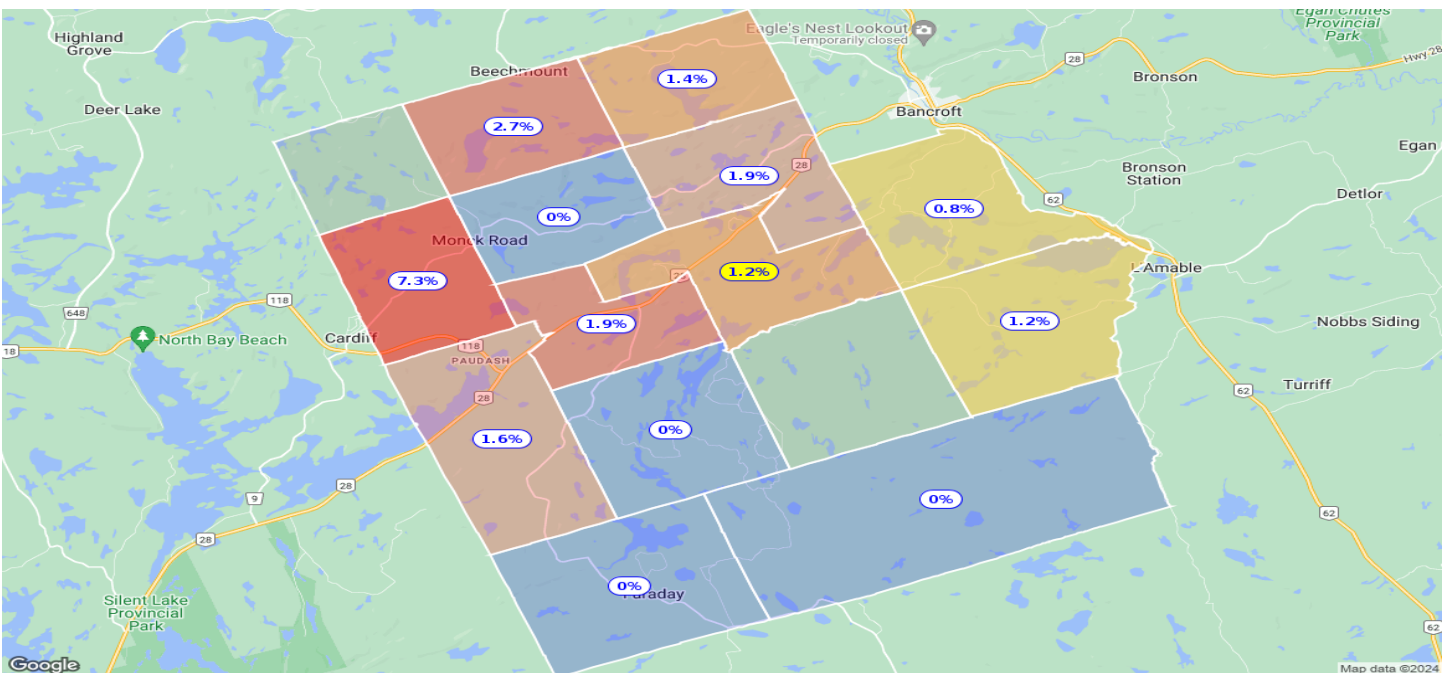
Growth Rate Heat Maps - Last 5 Years

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.



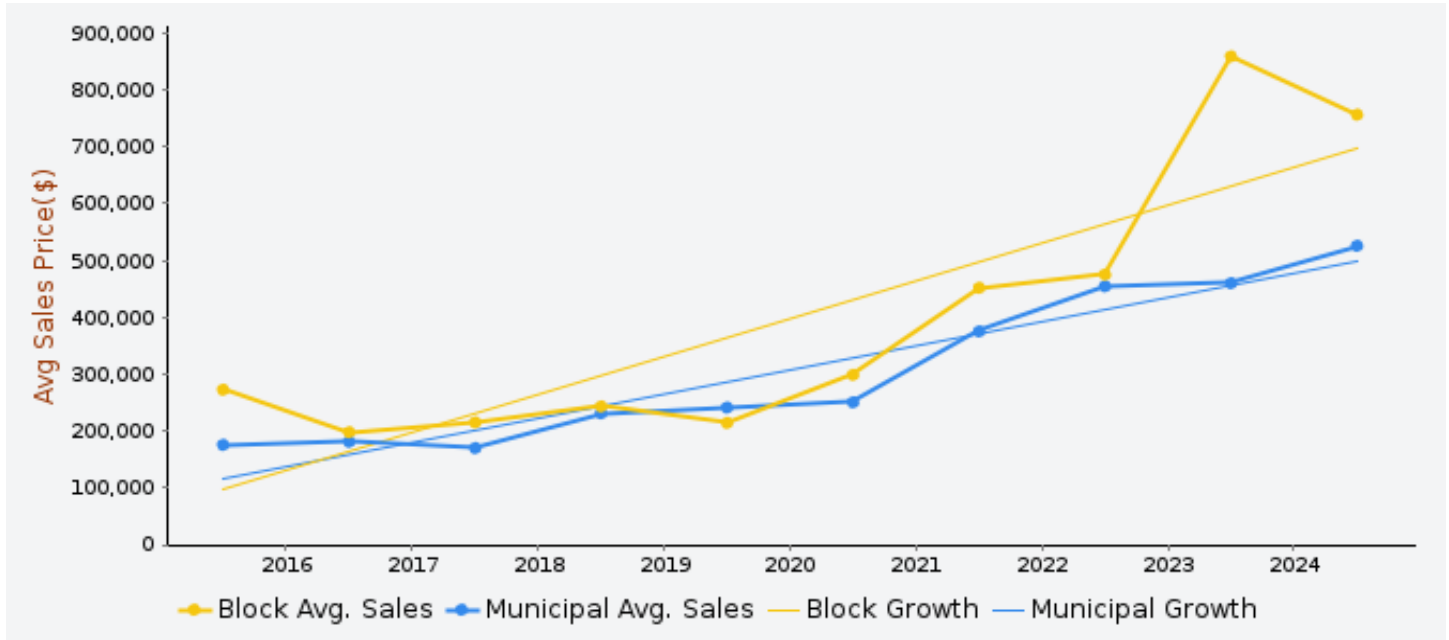
Market Turnover Heat Maps - Last 1 Year

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.

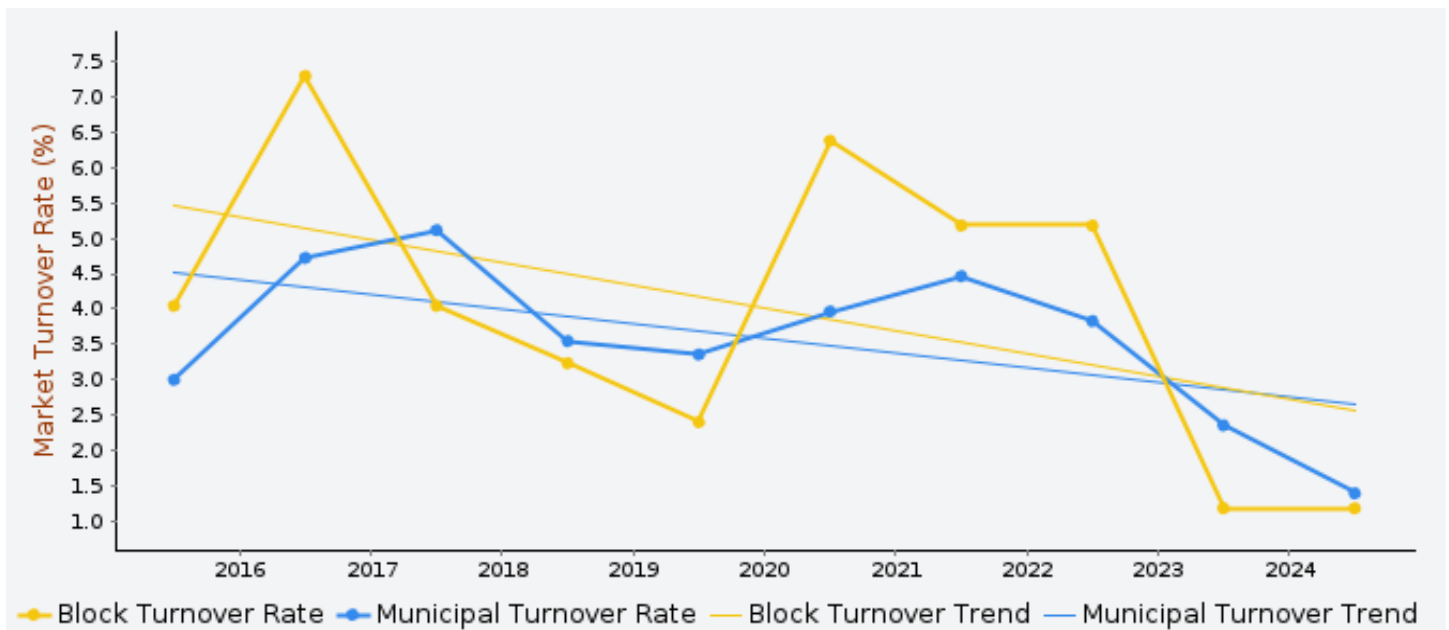


Historical Market Trends

Average Sale Values and Growth Rates

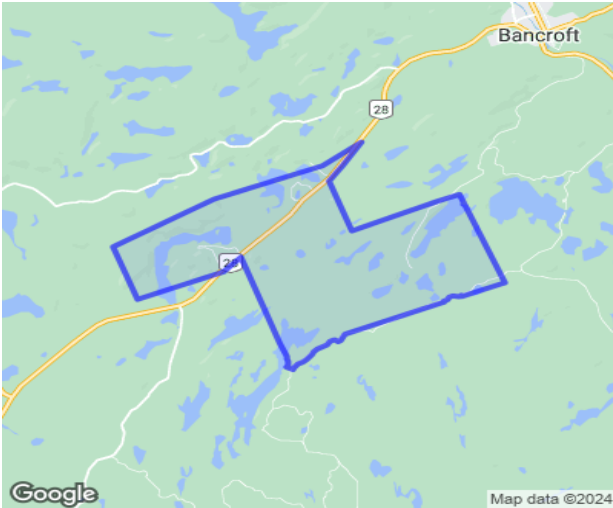


Market Turnover Rates



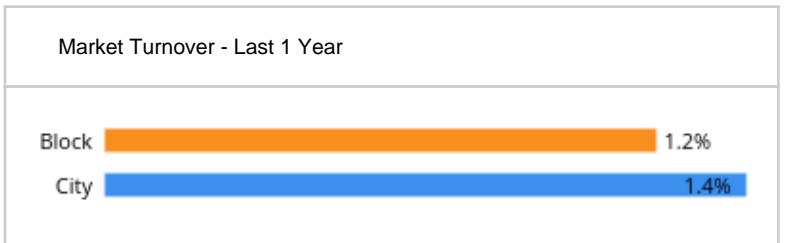
Market Statistics

Area Map



5 Year Analysis
Data Not Available

Average Sales Price - Last 1 Year	
\$756,833	\$526,179
Block	Municipality



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