

June 10, 2026

**Community Notice
COTTAGE FOR SALE
LOT 38 BLOCK B HAMILTON ISLAND**

This spacious, fully winterized seasonal cottage — perfect for relaxing getaways or entertaining family and friends.

 **Property Features:**

- 3 large bedrooms
- 1½ bathrooms
- Open-concept kitchen, dining, and living area
- log-style living room
- sunroom
- Air conditioning with heat pump
- Airtight wood stove

 **Outdoor & Additional Highlights:**

- Built-in BBQ
- Interlocking patio area
- 2 composite decks
- Insulated heated garage
- Boat house
- Wood shed
- Storage shed

This is a **seasonal** leased lot with a current annual rent of \$6,570.00 for the period of July 1, 2024, to June 30, 2027. This lease is for a 15-year term effective July 1, 2024, to June 30, 2039. Rent reviews are conducted every three years during the term of the lease, with the next review due to be conducted during 2027.

Asking Price: \$689,000

For further information or to schedule a viewing, please contact Don Delorme by phone at 613-936-6231 or by email at dondelorme@gmail.com

Buyers will be required to complete a Mohawk Council of Akwesasne Application to Lease and obtain approval to lease prior to purchase.

