

April 02, 2026

Community Notice
COTTAGE FOR SALE
LOT 10 BLOCK C HAMILTON ISLAND

This mid-century modern style cottage offers **approximately 1358 sq ft. of living space** and is move-in ready!

✓ Features:

- 2 bedrooms on main floor and one large bedroom in loft (4 beds)
- 1 bathroom
- 2 Refrigerators, stove, microwave
- Propane stove for heating
- Waterfront approx. 80ft
- Dock
- Sunroom
- Deck
- Boat Lift
- 2 Storage Sheds (one at road and one at water)
- Paved driveway and parking for 4

✓ Included:

- Kayaks/Paddle boards
- Furniture/housewares

This is a **seasonal** leased lot with a current annual rent of \$5,632.00 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 is \$ 540,000.

For further information or to schedule a viewing, please contact Cathy Richer by phone at 613-362-9673 or by email at c.j.richer@hotmail.com

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



