

# \$12,500,000 - 10 MAIN Street

---

## Listing ID: 40172548

**\$12,500,000**

, 0.71 acres

Vacant Land

10 MAIN Street, Wasaga Beach, Ontario,  
L9Z2K3

Prime Beachfront Development Land

Available in Wasaga Beach. The Downtown Development Master Plan (DDMP) was approved by Wasaga Beach Town Council in 2017. Festival Square is the King Post to the Master Plan. Framing Festival Square will be ground floor retail, restaurants, entertainment & visitor services. Festival Square properties boast gorgeous waterfront views, just steps to Beach 1. Visitors will see these properties first as they enter the Beach arrival roundabout area. Capital costs for full completion estimated at \$625 million, creating approx 850 new jobs. The DTMP covers 32.37 acres, a total gross floor area of 1,334,724 SF, 1200 residential units, 262,000 SF of mixed-use retail, 2 hotels, a waterpark & 430,500 SF of entertainment facilities. The immediate vicinity consists of small streets & blocks, parks & open spaces w/ a variety of uses & planned anchor tenants resulting in a pedestrian-friendly, high-traffic economic opportunity for potential investors. Wasaga Beach is known for having the longest freshwater beach in the World. Located within Canadas largest concentration of people at its doorstep: 348,995 within 50 km, 1,052,682 within 100 km. Wasaga Beach is the 12th fastest growing

# \$12,500,000 - 10 MAIN Street

---

community in Canada & 2nd fastest growing community in Simcoe County. Toronto is 1.5 hours away & Collingwood Regional Airport is a 10-min drive. Wasaga Beach attracts thousands of tourists & cottagers throughout summer months & is a 4-season destination. The town will also soon be home to the new Gateway Casinos & Entertainment Ltd. facility. The growth rate is projected to double the provincial average by 2031. To attract residents, the town invests in improvements to create pedestrian traffic w/ appealing & walkable neighbourhoods. An active lifestyle is promoted, w/ traditional family fun & a variety of activities for the shoulder season. Wasaga Beach commits massive resources to create world-class 4-season communities with access to beautiful natural assets.  
(id:9927)

MLS®, REALTOR®, and the associated logos are trademarks of The Canadian Real Estate Association  
Data Provided by: Muskoka Haliburton Orillia – The Lakelands Association of REALTORS®  
Last Modified: 07/11/2021 07:37:31 AM  
Listing Office:Royal LePage Locations North (Collingwood), Brokerage