

## Lac Pelletier Regional Park

# AUCTION SALE

Auctioneer: Bruce Switzer SK Lic.915047

**Saturday June 23, 2018**  
**Park Office 7PM**



**4 waterfront and 2 second row leased lots for sale**

# Live Auction



## Bidding

The auction will be on Saturday June 23, 2018 starting at 7:00PM at the Park office.

Bidders may attend in person at the Park office on the above date. Bidders that wish to bid by phone must register with the Park by noon on Friday June 22, 2018. To register as a phone bidder please call 306-627-3595.

If you are the successful buyer an Offer to Purchase will be completed and a non-refundable deposit of 10% of the sale price will be required on June 23, 2018 to secure your bid.



## Come Summer with us!

*Are you looking for the perfect spot to build your dream vacation home? Or to build your forever home? If so then look no further, Lac Pelletier Regional Park has the perfect lot for you.*

For hundreds of years, the scenic Lac Pelletier valley has been an oasis on the prairies for people who settled in the area and since 1964 the regional park has been a popular recreation spot in southwest Saskatchewan. A spring fed lake surrounded by cottages, campgrounds and farm land provides wonderful outdoor activities both in the summer and winter. There are over 300 cottages and/or year-round homes

The nine-hole golf course with grass greens provides all levels of players with a memorable experience. Whether making that unbelievable drive or chipping into the rough, the spectacular views of the lake and surrounding area make all levels of play more enjoyable.

**Golfing**  
**Boating**  
**Swimming**  
**Walking**  
**Fishing**

The lake is great for all types of water activities, you can explore the shoreline, fish for your supper, catch a breeze in your sails or take a dip as you cruise the lake. Lac Pelletier offers a wide variety of activities for those who love to be out on the water.

**Lakeside – 3 waterfront lots**

**Heritage – 1 waterfront lot**

**Heritage – 2 second row lots**

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## **TERMS and CONDITIONS OF SALE**

Buyers are bidding on the right to lease the lot. Each lot is legally surveyed and is or will be registered. Electricity at Heritage and Lakeside will be supplied to the property line by Lac Pelletier Regional Park. Potable water to the property line is provided at Lakeside. SK Energy is expanding natural gas connections for the RM of Lac Pelletier 107 which will include all lease holders at Lac Pelletier. At this time new connections are not available. Successful buyers will be responsible for the costs for services such as connections for electricity, natural gas, potable water and septic holding tank installation.

All lots for sale are marked and are sold “as is and where is”. Prospective buyers are responsible for their own inspection and legal fees. No conditional bids will be accepted.

If you are the **Successful Buyer**, a non-refundable deposit of 10% of the sale price will be required on Saturday June 23, 2018 to secure your bid. **Personal checks will be accepted for the deposit as long as a letter of guarantee or accommodation is provided from your financial institution.**

Failure to make payment in full on the remainder owing on or before Monday July 23, 2018 will result in forfeiture of the deposit, without further notice.

Successful buyers will enter into a lease agreement with Lac Pelletier Regional Park Authority for a period of 27 years, commuted from January 1, 2018 until December 31, 2044. The first lease payment is due and payable March 31, 2019. Current lease rates for lake front and second row are \$2,060.00 and \$1,545.00 respectively, but the Lac Pelletier Regional Park Authority reserves the right to increase same in accordance with the terms of the lease. A copy of the Lac Pelletier Regional Park Lease Agreement will be provided upon request.

Only new construction will be allowed on waterfront lots - Heritage lot 34 and Lakeside lots 7, 8 and 9. There is no date as to when construction must start, however the exterior must be completed 2 years from the date a building permit is issued.

The successful buyer is responsible for the landscaping, care and maintenance of the property prior to and after construction.

If any changes are made to the Terms and Conditions of the Auction Sale, the Terms and Conditions on Sale Day shall take precedence and will be posted.

Lac Pelletier Regional Park Authority reserves the right to cancel the auction without notice, to reject any bids and to accept any non-compliant bids.

All legal matters for the Lac Pelletier Regional Park Authority by Lindsay Gates, Kanuka Thuringer who will be present at the auction.

For more information contact the Park office at 306-627-3595 or go to: [www:lacpeltierregionalpark.ca](http://www.lacpeltierregionalpark.ca)