

NORTHBROOK

PIN 450420225

GeoWarehouse Property Report



Property Details

GeoWarehouse Address:

Not Available

NORTHBROOK

PIN: 450420225

Land Registry Office: LENNOX (29)

Land Registry Status: Active

Registration Type: Certified (Land Titles)

Ownership Type: Freehold



Ownership

Owner Name:

BREWERS RETAIL INC.

Party To:

BREWERS' WAREHOUSING COMPANY, LIMITED

Legal Description

PT LT 27 CON 7 KALADAR PT 1 29R313; ADDINGTON HIGHLANDS

Lot Size

Area: 19493.42 sq.ft (0.448 ac)

Perimeter: 597.11 ft.

Measurements: 96.85ft. x 201.66ft. x 96.18ft. x 202.61ft.

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

* The Current Assessed Value indicated reflects the current state and condition of the property today, and may not be the same value returned to the local municipality for the current tax year. Please contact propertyline@mpac.ca if you have any questions about the difference between the assessed value and the value based on the current state and condition.

** The Phased-in Assessment reflects the property in the current state and condition and may not be the same value the local municipality used for taxation in the year indicated. Please contact propertyline@mpac.ca if you have any questions about the difference between the assessed value, phased-in value, and the value based on the current state and condition.

ARN

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Taxation Year	Previous Assessment	Phased-In Assessment**
2025	N/A	\$89,000
2024		\$89,000
2023		\$89,000
2022		\$89,000

Frontage: 89.0 ft.

Depth: 208.01 ft.

Based On: January 1, 2016

Description: Freestanding Beer Store or LCBO - not associated with power or shopping centre

Property Code: 408

Current Assessment* : \$89,000

Enhanced Site & Structure

Structures:

Assessment Roll Legal Description: KALADAR CON 7 PT LOT 27 RP 29R313
PART 1 HWY 41 W/S

Property Address: 12334 HIGHWAY 41 NORTHBROOK
ON K0H2G0

Zoning:	N/A
Property Type:	COMMERCIAL
Site Area:	0.46A
Site Variance:	Corner
Driveway Type:	Unspecified/Not Applicable
Garage Type:	N/A
Garage Spaces:	N/A
Water Service Type:	Private Well
Sanitation Type:	Septic Bed
Pool:	Indoor : N/A, Outdoor : N/A
RRF Appeal Date:	N/A
About Details:	TRAFFIC PATTERN - HEAVY
Onsite Details:	FREE ON SITE,PREDOMINANT EXPOSURE - EAST,ZONED FOR COMMERCIAL USE,CORNER LOT REGIONAL CENTRE DISTANCE >50KM
Proximity Details:	
Waterfront Details:	N/A
Last Property Assessment	2024-10-30
Property Owner Name:	BREWERS RETAIL INC
Property Owner Mail:	C/O ECNG ENERGY GROUP 5575 NORTH SERVICE RD SUITE 400 BURLINGTON ON L7L 6M1

Sales History

Sale Date	Sale Amount	Type	Party To	Notes
Nov 20, 1973	\$2	Transfer	BREWERS' WAREHOUSING COMPANY, LIMITED;	

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Parcel Mapping shown on the site was compiled using plans and documents recorded in the Land Registry System and has been prepared for property indexing purposes only. It is not a Plan of Survey. For actual dimensions of property boundaries, see recorded plans and documents.

