

Boat Slip# 38 for Sale or Lease

Wiggins Pass. 44'x15'.5" boat slip with, "Brand New" 24,000-pound boat lift and piles. Lift has never been used.

The slip is located just a few feet away from the parking lot, making it very easy to access and unload. The slip has straight easy access through Wiggins Pass with "No Bridges" and less than 1/2 mile away from the Gulf of Mexico.

The quarterly fees, (\$1,845.89) cover your taxes, dock maintenance, water, and clubhouse.

Island Marina is located in a gated community of Vanderbilt Drive and Wiggins Pass Road, in a gated community with access only to resident and marina owners. 20K outstanding special assessments will be paid by buyer.

Sales Price: \$275,000

Monthly Lease rate: \$1950 (6 month minimum)

Contact: Greg (763) 234-5500 roofergreg@aol.com