

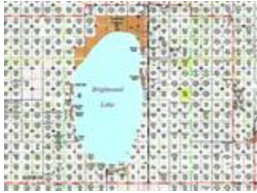


Sold
[A1092031](#)
Lot 13 Oak Bay Brightsand Lake, SK S0M 0H0

Status Date: 2021-05-25
Subdivision:

DOM: 47 **Prop Type:** Land
CDOM: 47 **Sub Type:** Land

L Price: \$59,000.00
O Price: \$59,000.00
S Price: \$50,000.00



Zoning: REC
Sewer:
Water:
Outbuildings:
Possession: Negotiable
Utilities:

Lot Dim: 61x139
Lot Depth: 42.37 M 139'
Rd Frontage:

LP/Acre:
Lot Sz Acre: 0.20
Lot SqFt: 8,712
Taxes: \$1.00/2020

This 61'x139' lot sits in the towering spruce, and only a short walk to the beach with in the popular Sandy Point subdivision of Brightsand Lake, SK. Underground power to property line. GST applies. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#)
List Firm: [RE/MAX OF LLOYDMINSTER](#)

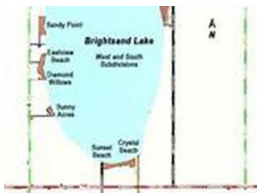
Owner: Walking Stick Developments Ltd.

Sold
[A1027346](#)
Lot 9 Willow Bay Brightsand Lake, SK S0M 0H0

Status Date: 2021-03-11
Subdivision: ZZZ Fake Community

DOM: 183 **Prop Type:** Land
CDOM: 183 **Sub Type:** Land

L Price: \$59,000.00
O Price: \$59,000.00
S Price: \$50,000.00



Zoning: REC
Sewer:
Water:
Outbuildings:
Possession: Negotiable
Utilities:

Lot Dim:
Lot Depth: M '
Rd Frontage:

LP/Acre:
Lot Sz Acre: 0.14
Lot SqFt: 6,098
Taxes: \$1.00/2020

Located in popular Crystal Bay/ Sunset subdivision of Brightsand Lake, SK. This 60x100 lot is only a half block from a beautiful sandy beach. Underground power in place and gas to property line. GST applies. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#)
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Owner: Walking Stick Developments Ltd.

Sold
[A1027341](#)
Lot 10 Willow Bay Brightsand Lake, SK S0M 0H0

Status Date: 2021-03-11
Subdivision: ZZZ Fake Community

DOM: 183 **Prop Type:** Land
CDOM: 183 **Sub Type:** Land

L Price: \$59,000.00
O Price: \$59,000.00
S Price: \$50,000.00



Zoning: REC
Sewer:
Water:
Outbuildings:
Possession: Negotiable
Utilities:

Lot Dim:
Lot Depth: M '
Rd Frontage:

LP/Acre:
Lot Sz Acre: 0.13
Lot SqFt: 5,663
Taxes: \$1.00/2020

Located in popular Crystal Bay/ Sunset subdivision of Brightsand Lake, SK. This 60x100 lot is only a half block from a beautiful sandy beach. Underground power in place and gas to property line. GST applies. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#)
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Owner: Walking Stick Developments Ltd.



Sold **Status Date:** 2021-11-25 **DOM:** 77 **Prop Type:** Land **L Price:** \$59,000.00
A1142283 **Subdivision:** **CDOM:** 77 **Sub Type:** Residential Land **O Price:** \$59,000.00
Lot 13 Willow Bay Brightsand Lake, SK S0M 0H0 **S Price:** \$55,000.00



Zoning: REC
Sewer:
Water:
Outbuildings:
Possession: Negotiable
Utilities:

Lot Dim:
Lot Depth: 30.48 M 100'
Rd Frontage:

LP/Acre:
Lot Sz Acre: 0.14
Lot SqFt: 6,100
Taxes: \$1.00/2020

Located in popular Crystal Bay/ Sunset subdivision of Brightsand Lake, SK. This 60x100 lot is only a block from a beautiful sandy beach. Underground power in place and gas to property line. GST applies. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#)
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Owner: Walking Stick Developments Ltd.

Sold **Status Date:** 2021-07-08 **DOM:** 78 **Prop Type:** Land **L Price:** \$65,000.00
A1097350 **Subdivision:** ZZZ Fake Community **CDOM:** 78 **Sub Type:** Land **O Price:** \$65,000.00
Lot 6 Oak Bay Brightsand Lake, SK S0M 1H0 **S Price:** \$60,000.00



Zoning: REC
Sewer:
Water:
Outbuildings: Shed/
Possession: Negotiable
Utilities:

Lot Dim: x
Lot Depth: M '
Rd Frontage:

LP/Acre:
Lot Sz Acre: 0.22
Lot SqFt: 9,583
Taxes: \$690.00/2020

Large lot in the Sandy Point subdivision just steps from the lakeshore through the trees. Comes with power, septic, gravel pad, and storage shed in place. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#)
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Owner: MacLaren, Barry & Jayne

Sold **Status Date:** 2022-05-24 **DOM:** 0 **Prop Type:** Land **L Price:** \$61,500.00
A1221675 **Subdivision:** **CDOM:** 0 **Sub Type:** Residential Land **O Price:** \$61,500.00
Lot 11 Oak Bay Brightsand Lake, SK S0M 0H0 **S Price:** \$61,500.00



Zoning: REC
Sewer:
Water:
Outbuildings:
Possession: Negotiable
Utilities:

Lot Dim: 61x139
Lot Depth: 42.37 M 139'
Rd Frontage:

LP/Acre:
Lot Sz Acre: 0.20
Lot SqFt: 8,712
Taxes: \$1.00/2022

This 61'x139' lot sits in the towering spruce, and only a short walk to the beach with in the popular Sandy Point subdivision of Brightsand Lake, SK. Underground power to property line. GST applies. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#)
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Owner: Walking Stick Developments Ltd.



Sold **Status Date:** 2021-06-21 **DOM:** 76 **Prop Type:** Land **L Price:** \$69,500.00
A1085573 **Subdivision:** ZZZ Fake Community **CDOM:** 76 **Sub Type:** Land **O Price:** \$69,500.00
Lot 9 Oak Bay Brightsand Lake, SK S0M 0H0 **S Price:** \$62,500.00



Zoning: REC **Lot Dim:** 61x139 **LP/Acre:**
Sewer: **Lot Depth:** 0.00 M 0' **Lot Sz Acre:** 0.19
Water: **Rd Frontage:** **Lot SqFt:** 8,481
Outbuildings: **Taxes:** \$1.00/2020
Possession: Negotiable
Utilities:

This 61'x139' lot sits in the towering spruce, and only a short walk to the beach with in the popular Sandy Point subdivision of Brightsand Lake, SK. Underground power to property line. GST applies. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#) **Owner:** Walking Stick Developments Ltd.
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Sold **Status Date:** 2024-02-20 **DOM:** 210 **Prop Type:** Land **L Price:** \$79,900.00
A2068618 **Subdivision:** **CDOM:** 210 **Sub Type:** Residential Land **O Price:** \$79,900.00
710 Elm Bay Brightsand Lake, SK S0M 0H0 **S Price:** \$70,000.00



Zoning: LD1 **Lot Dim:** **LP/Acre:** \$363,181.82
Sewer: **Lot Depth:** M ' **Lot Sz Acre:** 0.22
Water: **Rd Frontage:** **Lot SqFt:** 9,771
Outbuildings: Shed/ **Taxes:** \$736.65/2022
Possession: Negotiable
Utilities:

RVs allowed with permitted approval. Looking for that perfect lake lot? Have a look at 710 Elm Bay in the Sandy Point development at Brightsand Lake. This flat, landscaped lot is surrounded by mature trees. It features a large permitted shed, a large permitted deck plus 100 amp power with 2 RV plugs, a well, and a septic tank. The dock share is also included in this sale. It's only a short walk from the property to swim, boat, fish or simply enjoy the spectacular Brightsand Lake. Call to view this beautiful Brightsand Lake property!

List Agent: [Louis de Kock](#) **Owner:** KRUK, Roberta Eileen Bobbie
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Sold **Status Date:** 2021-04-13 **DOM:** 344 **Prop Type:** Land **L Price:** \$75,000.00
LL66485 **Subdivision:** **CDOM:** 344 **Sub Type:** Land **O Price:** \$75,000.00
Lot 13 Spruce Bay Sandy Point Brightsand Lake, SK S0M 2T0 **S Price:** \$70,000.00



Zoning: **Lot Dim:** 70x139 **LP/Acre:**
Sewer: **Lot Depth:** M ' **Lot Sz Acre:** 0.23
Water: **Rd Frontage:** **Lot SqFt:** 10,019
Outbuildings: **Taxes:** \$1.00/2018
Possession: /TBD
Utilities:

Developed 70' x 139' lot in the Sandy Point subdivision, west side of Brightsand Lake, SK. Gravel pad, water, septic, and power all in place. Rail fence along perimeter. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#) **Owner:** Brendle, Wade & Ronda
List Firm: [RE/MAX OF LLOYDMINSTER](#)



Sold
[A2164257](#)
205 Lynx Place Brightsand Lake, SK S0M 2T0

Status Date: 2024-09-28
Subdivision:

DOM: 19 **Prop Type:** Land
CDOM: 19 **Sub Type:** Recreational

L Price: \$99,900.00
O Price: \$99,900.00
S Price: \$90,000.00



Zoning: RR1
Sewer:
Water:
Outbuildings:
Possession: Negotiable
Utilities:

Lot Dim:
Lot Depth: M '
Rd Frontage:

LP/Acre: \$624,375.00
Lot Sz Acre: 0.16
Lot SqFt: 6,970
Taxes: \$815.98/2023

Welcome to Brightsand Lake! Build your dream cabin steps from the water on this 6970 square foot lot! Services are at the road right up to the property. There is a small shed included. Start your plans now for your future build and make your move!

List Agent: [Brad Gilbert](#)
List Firm: [COLDWELL BANKER - CITY SIDE REALTY](#)

Owner: SCADDAN, Lynne

Sold
[A2076653](#)
Lot 10 Minnie's Place Brightsand Lake, SK S0M 0H0

Status Date: 2024-08-29
Subdivision:

DOM: 353 **Prop Type:** Land
CDOM: 353 **Sub Type:** Residential Land

L Price: \$125,000.00
O Price: \$125,000.00
S Price: \$95,238.00



Zoning: REC
Sewer:
Water:
Outbuildings:
Possession: Negotiable
Utilities:

Lot Dim:
Lot Depth: 0.00 M 0'
Rd Frontage:

LP/Acre: \$543,478.26
Lot Sz Acre: 0.23
Lot SqFt: 10,000
Taxes: \$1.00/2021

Large cul-de-sac lot in the Sunny Acres subdivision of Brightsand Lake - one of the quietest spots on the lake. Underground power in place. GST applies. Prospective buyers are advised that lots within the Lakeshore Development District are primarily zoned for residential use and the Rural Municipality of Mervin expects owners to only place an RV on the property while constructing a single-detached dwelling. Single-detached dwellings are defined as including Ready-to-Move (RTM) residential buildings but not including single and double wide modular homes or mobile homes. For more information, please contact the RM office in Turtleford.

List Agent: [Vernon McClelland](#)
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Owner: Walking Stick Developments Ltd.

Sold
[A1242575](#)
103 Ripper Road Brightsand Lake, SK S0M 0H0

Status Date: 2022-09-03
Subdivision:

DOM: 40 **Prop Type:** Land
CDOM: 40 **Sub Type:** Residential Land

L Price: \$219,900.00
O Price: \$219,900.00
S Price: \$195,000.00



Zoning: Season
Sewer:
Water:
Outbuildings: Other/Double garage and cook shack.
Possession: Negotiable
Utilities:

Lot Dim:
Lot Depth: M '
Rd Frontage:

LP/Acre: \$177,338.71
Lot Sz Acre: 1.24
Lot SqFt: 54,014
Taxes: \$1,272.61/2021

Large 1.24 acre lake-front lot on the west side of Brightsand Lake for sale! 103 Ripper Road is in the Diamond Willow Subdivision. There is power to the property. The property has a spacious double garage with is an excellent place for storing some of the toys. A second building is used as a cook house and family seating area. It has one wall that opens right up & has a built in fireplace. The lakeshore is family friendly with a fair amount of sandy beach area and shallow water. There are also two septic tanks and a sand point well. This property is a 75 minute drive north east of Lloydminster and about a 2 & 1/2 hour drive from Saskatoon. The land use and building bylaws of the Rural Municipality of Mervin apply.

List Agent: [Louis de Kock](#)
List Firm: [RE/MAX OF LLOYDMINSTER](#)

Owner: CLAIR, Mary Katherine