



LAND FOR SALE

25-ACRE RESIDENTIAL DEVELOPMENT SITE

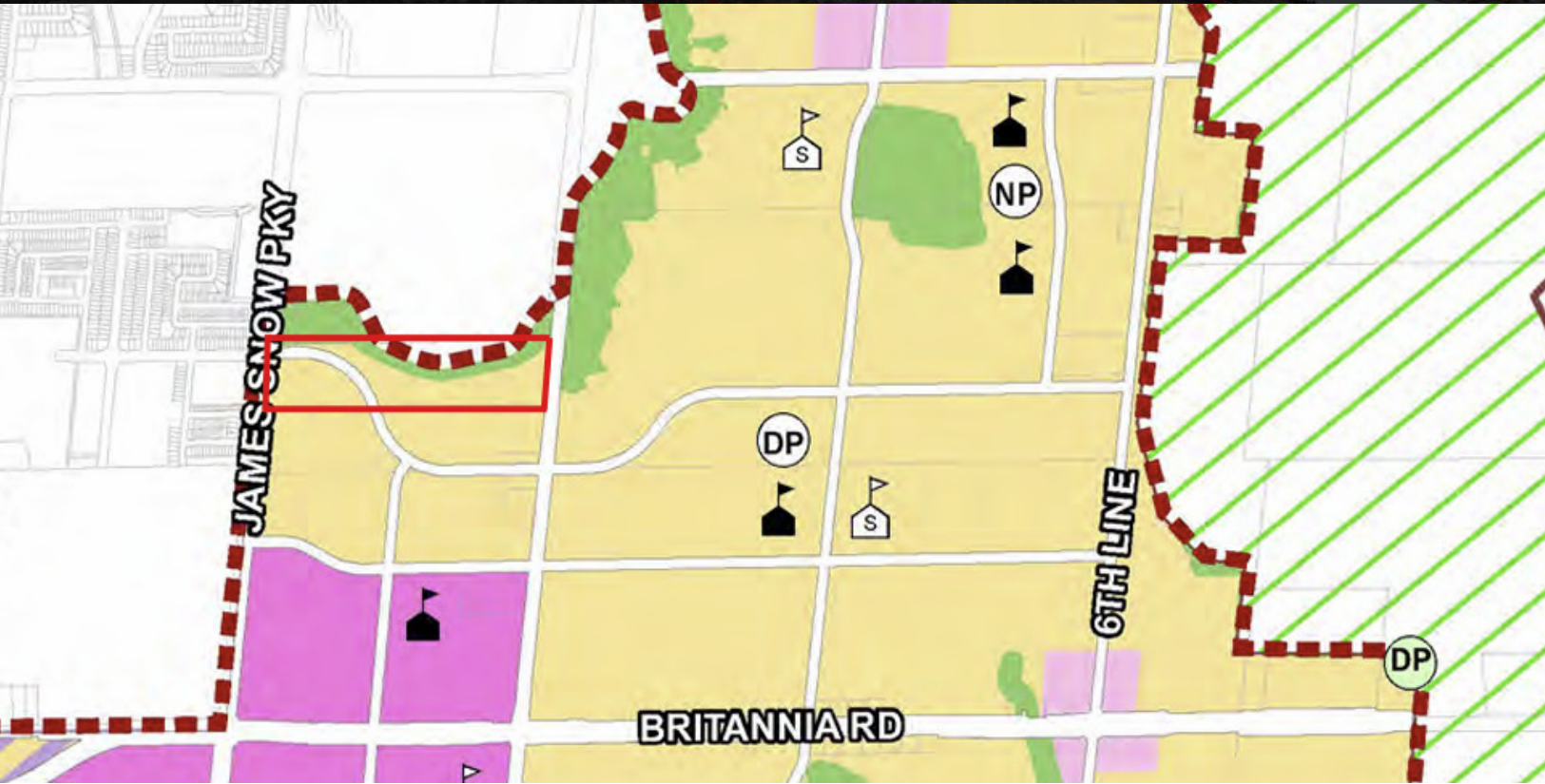
BRITANNIA SECONDARY PLAN- FIFTH LINE, MILTON, ON L9E0G8

JACOB VANDERBREGGEN
Commercial Sales Representative
+1(905)876.5656

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VIDEO

PROPERTY DESCRIPTION

Excellent residential land opportunity in Phase 1 Stage 1 of the Britannia Secondary Plan in Milton, Ontario. The property comprises of approximately 18.5± developable acres, offering Developers and Builders with an opportunity to finalize the entitlement process in a near term larger scale development. Development concepts and supporting materials are available in the data room, illustrating a potential residential development scenario aligned with the Secondary Plan framework.

PROPERTY HIGHLIGHTS

- Phase 1 Stage 1 of the Britannia Secondary Plan
- 18.5 ± Developable Acres
- Conceptual plans available in Data Room
- Flexible residential designation allows for density optimization and revenue maximization
- Servicing allocation reserved

OFFERING SUMMARY

Sale Price:	\$24,000,000
Lot Size:	25.6 Acres

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TOWN OF MILTON OFFICIAL PLAN Schedule C.13.C BRITANNIA SECONDARY PLAN LAND USE PLAN

- SECONDARY PLAN AREA
- MUNICIPAL BOUNDARY
- GREENBELT PLAN
PROTECTED COUNTRYSIDE AREA
- EVOLVING NEIGHBOURHOOD
- NEIGHBOURHOOD COMMERCIAL
MIXED USE
- URBAN VILLAGE CENTRE
- OMAGH
- NATURAL HERITAGE SYSTEM
(SUBJECT TO REFINEMENT)
- GREENSPACE
- FUTURE COMMUNITY AREA
DESIGNATION - BRITANNIA
(REFER TO POLICY C.X.7.7)
- EXISTING DISTRICT PARK
- DISTRICT PARK
- EXISTING NEIGHBOURHOOD PARK
- NEIGHBOURHOOD PARK
- ELEMENTARY SCHOOL
- SECONDARY SCHOOL



0 250 500 1,000
metres

NAD 1983 - UTM Zone 17N

This schedule forms part of the Official Plan and should be read in conjunction with the text.

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Prepared by: Malone Given Parsons Ltd.

JANUARY 2025

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905.257.3633
<https://vanderbreggenrealty.com>

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LOCATION OVERVIEW

The subject property is located between James Snow Parkway and Fifth Line within the Britannia Secondary Plan area of the Town of Milton. The site benefits from strong arterial exposure, proximity to Highway 401, and positioning within one of Milton's primary planned residential growth corridors. The surrounding area is characterized by ongoing infrastructure investment, planned residential communities, and Natural Heritage System lands, supporting long-term housing demand and marketability.

Google

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Commercial Sales Representative

Jacob@royallepage.ca

Direct: +1(905)876.5656

PROFESSIONAL BACKGROUND

Jacob Vanderbreggen specializes exclusively in land transactions providing tailored solutions for investors and landowners throughout Ontario. With a reputation for trust, transparency, and proven results, his expertise in negotiating land transactions through complex market conditions and complicated deal structures has made him the #1 Agent Nationally for Royal LePage Commercial in 2018, 2020, and 2022. Consistently ranking in the Top 1% Nationwide, he is a proud member of the Chairman's Club and a dedicated Advisor to his clients since 2006.

Royal LePage® Real Estate Services Ltd.
400- 231 Oak Park Blvd
Oakville, ON L6H7S8
905.257.3633
vanderbreggenrealty.com

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