

**FIRST COME FIRST SERVED COTTAGE LOT PROGRAM
MITCHELL'S EAST SUBDIVISION
WESTERN AREA, LAKE OF THE PRAIRIES
Municipal Authority: Rural Municipality of Shell River
Crown Lands – Existing Subdivision**

MITCHELL'S EAST

Average Lot Size: 35 m x 90 m (may vary)

Getting There: The Mitchell's East subdivision is located on the east shore of Lake of the Prairies about 380km (236 miles) west of Winnipeg or approximately 216km (134 miles) northwest of Brandon. It is located in the western region of Manitoba approximately 4.5 hours from Winnipeg or about 2 hours northwest of Brandon near the Manitoba-Saskatchewan border. Access is by a gravel road 10km west off PTH 83, 8km south of the Town of Roblin and 41km north of Russell. You will find signage directing you to the subdivision on PTH 83.

Location & Description of Subdivision: The 42-lot subdivision is located along the east shore of Lake of the Prairies in the R.M. of Shell River. There is a boat launch located at Mitchell's subdivision adjacent to this site. The average lot size is 35m x 90m. There is a public beach located on the shore of Lake of the Prairies within the subdivision.

Services: The subdivision has gravel road access. Water supply is by private well(s). Local services and amenities are provided in the nearby Towns of Roblin approximately 15 minutes to the north and Inglis located about 30 minutes to the south. The subdivision is pre-serviced with Hydro however MTS is currently not available.

Contact for information and permits: Inquiries should be directed to:

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