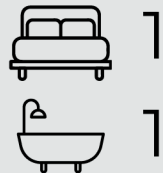




## DETAILS



Elevate your lifestyle at 9099 Riverside Dr. East—11th-floor views, oversized balconies, resort-style amenities, and all-inclusive living steps from the Ganatchio Trail. Just move in and enjoy!

## CONTACT AGENT



## FEATURES

- Views: Peche Island, Lake St. Clair, Detroit River, and Windsor Yacht Club
- Floor: 11th Floor
- Balconies: Two oversized balconies with new glass sliding doors (2024) – both large enough for furniture
- Kitchen: Galley-style layout with stainless steel appliances
- Recent Updates: New sliding doors to both balconies
- Parking: 1 secure underground space + free-to-use car wash bay
- Utilities: All included except internet and TV
- Condo Fees: \$589.95/month
- Laundry: Pay-per-use with modern, high-efficiency machines
- Amenities:
  - Indoor pool, Sauna & hot tub, Squash & pickleball courts, Gym, Games room (pool table, shuffleboard, ping pong, and more), Tennis courts & basketball net & Party room
- Nearby Attractions: Steps to the Ganatchio Trail and waterfront parks, Windsor Yacht Club

Additional

Taxes: \$2,581 - 2025

FOR  
SALE



9099  
Riverside Dr. E, Suite 1110W

Thomas Scully  
REALTOR®

226.344.9411

WWW.THOMASSCULLY.COM  
TSCULLY@ROYALLEPAGE.CA  
ROYAL LEPAGE BINDER REALTY



Binder Real Estate  
Brokerage  
INDEPENDENTLY OWNED AND OPERATED







# \$349,000

9099 RIVERSIDE DR. E - SUITE 1110W



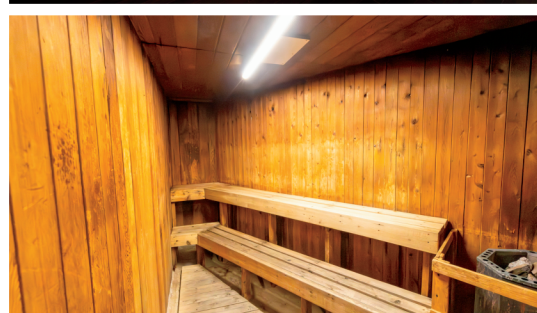
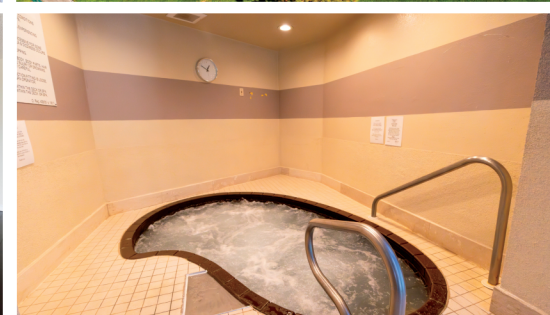
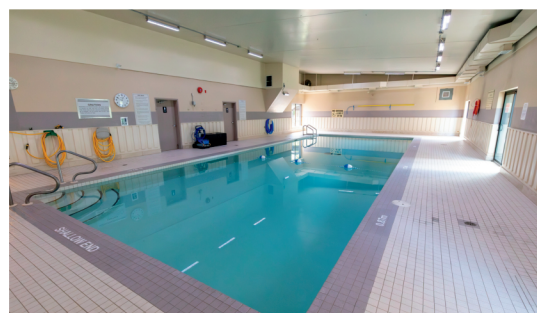
WEBSITE



STATUS CERT



VIDEO TOUR



Welcome to effortless waterfront living on the 11th floor of 9099 Riverside Dr. East, perched above the shoreline with panoramic views of Peche Island, Lake St. Clair, and the Detroit River. This bright and airy 1-bedroom, 1-bathroom suite delivers unmatched waterfront vistas from both of its oversized balconies—perfect for morning coffee or evening wine as you overlook the Windsor Yacht Club and watch boats drift by. Inside, a galley-style kitchen features stainless steel appliances, some recently updated, while the open living and dining areas offer space to unwind or entertain in comfort. Glass sliding doors have been newly replaced, enhancing the seamless indoor-outdoor flow.

Located in the desirable Westchester at the Lake complex, this suite offers a carefree lifestyle with resort-style amenities. Enjoy exclusive access to the Westchester Club, featuring an indoor pool, sauna, hot tub, squash and pickleball courts, a full gym, tennis courts, basketball net, and a games room loaded with ping pong, pool, shuffleboard, and more. There's even a car wash bay and secure underground parking included. Steps from the Ganatchio Trail and just moments from nature, fitness, and fun—this is the lifestyle you've been waiting for. Monthly condo fees of \$589.95 cover all utilities except internet and TV. Move in and live life at its fullest.