

Riverside At Hunters Point

Welland, Ontario

A practical guide to adult-oriented bungalow living, current-home discovery and the property records to review before you buy or sell.

Prepared September 1, 2026



THE SHORT ANSWER

Active-adult bungalow living beside the Welland River

Riverside At Hunters Point is an active-adult community in Welland with detached bungalows and bungalow townhomes. The locked regional baseline is land-owned or freehold, with shared amenity, service and maintenance obligations to confirm for the exact property.

Homes

Detached bungalows and bungalow townhomes with main-floor-oriented layouts.

Ownership

Land-owned or freehold baseline; verify every shared obligation.

Setting

Welland River and canal scenery with Welland services nearby.

Current Riverside At Hunters Point search

Browse Kevin Flaherty's current search, then verify the exact address, title, association terms, costs, condition and current documents.

[VIEW CURRENT SEARCH](#)

adultcommunities.ca/riverside-at-hunters-point | 1-877-352-4378

Riverside At Hunters Point at a glance

A concise Welland snapshot. Current title and property documents for the exact home remain decisive.

Community

Adult-oriented bungalow community in Welland, within the Town of Welland.

Home formats

Detached bungalows and bungalow townhomes.

Ownership

Land-owned or freehold baseline; shared obligations are property-specific.

Age wording

Adult-oriented positioning; no universal numerical age rule is asserted.

Setting

Landscaped residential setting beside the Welland River and canal.

Community relationship

WaterCrest is a newer release within Hunters Pointe, not a separate community.

MAIN TRADE-OFF

One community, property-specific legal structures

The land-owned or freehold baseline is clear, but buyers should not assume one fee package, amenity right, service inclusion, maintenance boundary or restriction set applies to every property. Review the exact title and current association or shared-service documents.

Property-specific ownership is the starting point

Do not assume one title, expense, service, maintenance or restriction package applies to every Riverside At Hunters Point property.

What the current evidence supports

The signed regional baseline supports land-owned or freehold ownership. Current property evidence also supports association-style fees, shared services and amenity access. Confirm the exact title, registered interests, association terms, service inclusions, fees and current purchase documents for the specific address.

AT A GLANCE

Detached bungalows
Bungalow townhomes
Exact documents control

Documents and questions to confirm

- The parcel register, legal description, unit or lot boundaries, easements and registered interests.
- Current association, amenity, shared-service and maintenance agreements and any rules or budgets that apply.
- The agreement of purchase and sale, schedules, addenda, adjustments, inclusions and closing conditions.
- Current fees, service inclusions, maintenance boundaries, insurance duties and any special-assessment disclosure.
- Current property taxes, utilities, insurance, repair duties and charges for the exact home.
- Parking, pets, landscaping, exterior alterations, access, occupancy and use restrictions.

Cost categories to separate

Purchase

Confirm price, deposit, financing, legal costs and adjustments.

Ongoing

Confirm taxes, fees, utilities, insurance, upkeep and shared costs.

Future

Review reserve planning, fee changes, assessments, repairs, resale and moving costs.

IMPORTANT

Association and shared-service obligations can differ by property and release. Confirm current title, agreements, costs, amenity rights and maintenance boundaries before relying on marketing language or another owner's experience.

A riverside Welland setting

Riverside At Hunters Point combines bungalow living with Welland River and canal scenery, shared amenities and everyday Welland services.

A mapped community point

The mapped point identifies the Riverside At Hunters Point community area in Welland. Use it to plan a visit, then confirm the exact home, entrance, parking, showing and appointment instructions before attending.

MAPPED COMMUNITY POINT

Open the map to check the community area and nearby routes.

OPEN MAP

Lifestyle considerations

Welland

Healthcare, shopping, dining and services support daily life in and around Welland.

River and canal

The Welland River and canal setting supports scenic walking and outdoor enjoyment.

Niagara access

Healthcare, groceries, golf, wineries, markets and regional routes support daily life.

KNOW THE DISTINCTION

Active-adult wording describes community positioning; it does not prove a universal minimum-age rule. WaterCrest is a newer release within Hunters Pointe, not a separate community. Amenity access, fees, services and maintenance responsibilities require exact-document review.

Test the daily-life fit in person.

Visit the exact home and surrounding routes; assess layout, condition, stairs, parking, outdoor space and green-space context; and check travel to preferred healthcare, groceries, recreation and family connections.

Use live discovery, then verify the property

Availability, prices, fees, taxes and property-specific rights can change.

CURRENT HOMES SEARCH

Riverside At Hunters Point home search

[VIEW CURRENT HOMES](#)

Open Kevin's current search and verify that a result belongs to Riverside At Hunters Point rather than only the broader search area. Search results can change, and a quiet search does not prove that resale is unavailable.

Verify an opportunity in five ways

- Community match: confirm the exact address is within Riverside At Hunters Point.
- Title match: verify the parcel or unit, legal description and registered interests.
- Cost match: confirm taxes, fees, utilities, insurance, upkeep and adjustments.
- Document match: review title, association agreements, rules and purchase documents.
- Lifestyle match: inspect the home, parking, outdoor areas, setting and daily routes.

HOW TO USE THE LIVE SEARCH

This guide intentionally avoids listing-specific details, fixed availability totals, prices, fees and tax amounts. The controlled search is a discovery tool; verify every result and its current title, association and property documents before relying on it.

THINKING OF SELLING AT RIVERSIDE AT HUNTERS POINT?

Kevin Flaherty can help identify the exact title and association obligations, assemble current property records, document upgrades and responsibilities, market the home accurately and coordinate the sale with your next move.

[BOOK A SELLING CONSULTATION](#)

Buyer and seller checklist

Use this guide to organize the conversation. Current legal, financial and property documents remain decisive.

For buyers

- Open the current search and verify the exact community address.
- Obtain title, association agreements and registered property records.
- Confirm taxes, fees, utilities, insurance, maintenance and obligations.
- Inspect the home, parking, outdoor areas, setting and daily-life fit.

SEARCH CURRENT HOMES

For sellers

- Collect title, association, tax, utility and property records before marketing.
- Document upgrades, repairs, warranties, inclusions and outdoor features.
- Prepare accurate answers about fees, rules, maintenance and shared obligations.
- Build the sale around your downsizing timing, not only a listing date.

HOME EVALUATION

BOOK A CALL



YOUR ADULTCOMMUNITIES.CA GUIDE

Kevin Flaherty

Broker and Ontario adult-lifestyle community guide author. Kevin helps mature homeowners and buyers make clearer downsizing decisions.

PLAN YOUR MOVE

SOURCES AND IMPORTANT INFORMATION



Information reviewed September 1, 2026 using the AdultCommunities.ca Niagara guide, Lucchetta Homes' current Hunters Pointe material, current controlled property evidence, Kevin's controlled search and the mapped community point.

Information can change and is not legal, financial, association or real-estate advice. Confirm title, fees, services, amenity rights, maintenance, insurance, restrictions, condition and every property-specific obligation before relying on it.

Explore the Niagara adult-lifestyle community guide

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