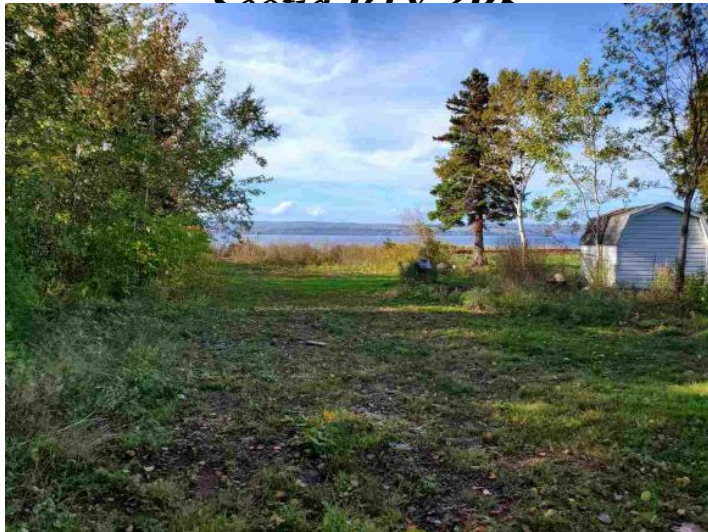



3224 Grand Narrows Highway, Boisdale, Nova

Section B1V 2B5



 202022149

File#

\$39,900.00 CAD

Stunning views of the Bras d'Or Lakes from this vacant lot, cleared and ready for a development! The current owners spent many summers at their seasonal cottage on this property but they removed the cottage about 5 years ago. This would be the perfect location for a mini home or summer retreat with well and septic already in place! There is currently a small shed on the property that used to house the well pump and holding tank. The well is located next to a birch tree on the property line and septic is located under the decorative well. The lot is cleared and is ready for new owners to start making memories! Located only 10 minutes to North Sydney turn off and 20 minutes to Sydney makes this the ideal location! Call today for additional information. **The current owners have been using the waterfront on the other side of the train tracks for over 20 years. They believe it is crown land and never had any issues using it. There is an old set of stairs leading down to the water front which they built and used up until about 5 years ago. No guarantee that new owner will be able to use waterfront. The lot does not cross over the train tracks so they do not pay taxes associated with the tracks.**

Listing Agents

Jesslyn Chisholm P: 902-371-2130 C: 403-708-5900 E: jesslynchisholm@remax.net

Valarie Sampson P: 902-371-3040 C: 902-371-3040 E: vjsampson@remaxcapebreton.com

Valarie Sampson Team E:


Park Place Inc.



Property Highlights

Lot Size: 11000 Square Feet

Directions

~~Vacant lot, gravel driveway just past 3222~~
Grand Narrows Highway Coming from Sydney. Watch for sign on waterside.


Park Place Inc.

www.minervamacinnis.com
mmacinnis@remaxcapebreton.com

Minerva MacInnis
43887 Cabot Trail

RE/MAX Park Place Inc. Sydney Office
602 George Street
Sydney, Nova Scotia B1P 1K9
P: (902) 295-7266

Interested parties are encouraged to seek independent verification of facts presented herein.