

# \$749,999 - 3280 Grand Narrows Hwy, Boisdale

MLS® #202524488

**\$749,999**

3 Bedroom, 2.00 Bathroom, 1,792 sqft

Single Family on 7.80 Acres

Boisdale, Boisdale, Nova Scotia

Visit realtor website for additional information. Location, location, location? perfect for the family or retiree looking to create memories to last a lifetime. Grab this rare opportunity for an exceptional waterfront property on Bras d'or Lake and live your best life in this year-round home with 629 of waterfrontage, on 8 acres! Built to exacting standards in 2007, this property features 3 bedrooms, 1.5 baths with an open concept floor plan. Relax, take in the views, and entertain friends and family on the wrap around deck with views of magnificent painterly sunsets. Sports enthusiasts take note: summer through winter, move seamlessly from your front door to your outdoor playground for world- class boating (kayaking, sailing, power boating), jet skiing, waterskiing, swimming, skating, fishing/ice fishing, skiing, snow shoeing, snowmobiling, hiking and four wheeling. Minutes to Long Island and Baddeck by boat. All this and more within 15 minutes of North Sydney, 25 minutes of downtown Sydney & 30 minutes of Sydney airport. Other amenities include 2 sheds, generator power back up, rock reinforced erosion resistant shoreline and year-round road access. NOTE: the property had a small kitchen fire with no structural damage and minor smoke damage. Will need kitchen renovation. Property being sold as is where is. Standby Generator (can be purchased) & propane tanks are rentals (id:6289)



## Essential Information

|                |               |
|----------------|---------------|
| Listing #      | 202524488     |
| Price          | \$749,999     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Half Baths     | 1             |
| Square Footage | 1,792         |
| Acres          | 7.80          |
| Type           | Single Family |
| Sub-Type       | Freehold      |
| Style          | 2 Level       |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 3280 Grand Narrows Hwy |
| Subdivision | Boisdale               |
| City        | Boisdale               |
| Province    | Nova Scotia            |
| Postal Code | B1Y3R5                 |

## Amenities

|               |                             |
|---------------|-----------------------------|
| Amenities     | Park, Playground, Beach     |
| Features      | Sump Pump                   |
| Parking       | Detached Garage, Paved Yard |
| # of Garages  | 1                           |
| Is Waterfront | Yes                         |
| Waterfront    | Waterfront on lake          |

## Interior

|              |                                                               |
|--------------|---------------------------------------------------------------|
| Appliances   | Dishwasher, Dryer - Electric, Washer, Microwave, Refrigerator |
| Cooling      | Heat Pump                                                     |
| # of Stories | 2                                                             |

## Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior          | Vinyl                |
| Exterior Features | Partially landscaped |
| Foundation        | Poured Concrete      |

## Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | PG Direct Realty Ltd. |
|----------------|-----------------------|



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 30th, 2025 at 8:46pm MDT