

\$149,900 - 31 Kaakwogook Way, Clam Bay

MLS® #202227051

\$149,900

Bedroom, Bathroom,
Land on 1.38 Acres

35-A, Clam Bay, NS

Rarely does a vacant lot with water front and stunning unobstructed views come to market in the unique and beautiful Abbecombec Ocean Village. You will have 1.38 tranquil acres to build your dream home or cottage. Privacy abounds in the gated community that is yours for the taking. The wildlife will visit and the sounds of the waves will be the only sound you hear at night. Star gazing and storms are fantastic from this lot. This lot feels a world away from the hustle and bustle of city life but is located only 45 minutes from the bridges, a quick 15 minutes away from all the daily amenities of Musquodobit Harbour including a hospital and an hour from the international airport. Enjoy peace and quiet all year round, stroll the pristine almost 3km long white sandy beach that will be just yours most of the time. Included with your lot is deeded access to the beach and all the common land. These lots don't last long! Call your agent for a viewing today!



Essential Information

MLS® #	202227051
Price	\$149,900
Acres	1.38
Type	Land
Sub-Type	Unimproved Land
Status	Closed
Date Sold	June 27th, 2023

Community Information

Address	31 Kaakwogook Way
Area	Halifax - Dartmouth
District	35-Halifax County East
Sub-District	35-A
City	Clam Bay
County	Halifax
Province	NS
Postal Code	B0J 2Y0

Amenities

Utilities	Cable Connected, Electricity Connected, High Speed Internet, Other
Parking	Other
View	Ocean
Is Waterfront	Yes
Waterfront	Ocean Front

Exterior

Lot Description	Partially Cleared, Level, Softwood Bush, Wooded, 1 to 2.99 Acres
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School Information

Elementary	Oyster Pond Academy
Middle	Oyster Pond Academy
High	Eastern Shore District High School

Additional Information

Zoning	MU
HOA Fees	600

Listing Details

Listing Office	Sotheby's International Realty Canada
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