

# \$25,000 - Lot 6 Tranquil Shore Road, West Bay Marshes

MLS® #202402283

**\$25,000**

Bedroom, Bathroom,  
Land on 2.12 Acres

N/A, West Bay Marshes, NS

Affordable building lot in a small, private subdivision with Right of way to the beautiful Bras d'Or Lake. The approx. 2.12 acre building lot is located only about 350 meters from the paved public road (Marble Mountain Road) and has a beautiful mixed forest stand. The property has been surveyed and is migrated. No restricted covenants. Only a short walk down the road is a deeded access to the lake where you can launch your canoe, go for a swim or walk. Port Hawkesbury with all amenities and shops is only an approx. 20 minute drive away. The well known Dundee Golf Resort with Restaurant can be reached in 15 Minutes. The perfect location for a summer cottage, permanent residence or retirement home.



## Essential Information

MLS® #	202402283
Price	\$25,000
Acres	2.12
Type	Land
Sub-Type	Unimproved Land
Status	Closed
Date Sold	May 30th, 2025

## Community Information

Address	Lot 6 Tranquil Shore Road
Area	Highland Region

District	306-Inverness County / Inverness & Area
Sub-District	N/A
City	West Bay Marshes
County	Inverness
Province	NS
Postal Code	B0E 3K0

### **Amenities**

Utilities	Electricity Connected, High Speed Internet, Phone Connected
Parking	None
Waterfront	Access: Deeded, Lake Privileges

### **Exterior**

Lot Description	Hardwood Bush, Softwood Bush, Wooded, 1 to 2.99 Acres
-----------------	---

### **Additional Information**

Zoning	R
HOA Fees	495

### **Listing Details**

Listing Office	EXP Realty of Canada Inc.
----------------	---------------------------

NSAR IDX Reciprocity listings are displayed in accordance with NSAR's IDX Agreements and property information is provided under copyright© by the Nova Scotia Association of REALTORS®. The above information is from sources deemed reliable but it should not be relied upon without independent verification.

Listing information last updated on October 15th, 2025 at 12:32pm ADT