

\$699,000 - 3242 Grand Narrows Highway, Boisdale

MLS® #202405380

\$699,000

3 Bedroom, 2.50 Bathroom, 2,904 sqft

Residential on 1.67 Acres

N/A, Boisdale, NS

Nestled along the serene shores of Bras D'or Lake, 3243 Grand Narrows Highway presents a picturesque retreat embodying the epitome of lakeside living. Meticulously maintained with timeless decor make this home ready to move in. Stepping inside, you are immediately captivated by the airy ambiance created by the open design, vaulted ceilings, and rustic wood beams that adorn the interior. A cozy fireplace gracefully divides the main living area from the formal dining space and kitchen, providing warmth and character to the heart of the home. Natural light streams in through multiple patio doors, seamlessly blending indoor and outdoor living spaces while offering breathtaking views of the tranquil lake. The main level is thoughtfully designed for comfort and convenience, featuring a luxurious primary bedroom retreat complete with a spacious walk-in closet and ensuite bath boasting a walk-in shower. A convenient half bath and laundry facilities are situated off the mudroom, providing easy access from the attached garage. Descending to the lower level, you'll discover a sprawling rec room offering endless possibilities for leisure and entertainment, with a walkout leading to the beautifully landscaped backyard and covered outdoor kitchen area. Two equally well-appointed bedrooms and a full 4pc bathroom provide comfortable accommodations for family or guests, while an office space and utility room offer practicality and functionality. Outside, the enchanting landscape continues to impress, with a



detached lofted garage, over 400 ft of beautiful waterfront with wired boat house and wharf...no power, no problem, generac system included with this stunning property.

Built in 2011

Essential Information

MLS® #	202405380
Price	\$699,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,904
Acres	1.67
Year Built	2011
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Date Sold	August 1st, 2024

Community Information

Address	3242 Grand Narrows Highway
Area	Cape Breton
District	207-C.B. County
Sub-District	N/A
City	Boisdale
County	Cape Breton
Province	NS
Postal Code	B1Y 3R5

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	Attached, Paved
Is Waterfront	Yes
Waterfront	Lake

Interior

Interior Features	High Speed Internet
Appliances	Range, Dishwasher, Refrigerator
Heating	Heat Pump
Fireplace	Yes
Fireplaces	Propane
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Exterior Features	Dock
Lot Description	1 to 2.99 Acres, Landscaped
Roof	Asphalt
Construction	Other
Foundation	Concrete Perimeter

Additional Information

Zoning	RUC
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Listing Details

Listing Office	Viewpoint Realty Services Inc. (Sydney)
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