

# \$36,000 - Lot 46 Marble Mountain Road, West Bay Marshes

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MLS® #202411271

**\$36,000**

Bedroom, Bathroom,  
Land on 8.30 Acres

N/A, West Bay Marshes, NS

Large Bras d'Or Lake building site which will allows for the utmost privacy. This site is over 8 acres. The site is nicely treed with a mix of hardwood and softwood trees. The site has numerous building sites over 8 acres for your new home or cottage. The site has over 700 feet +- of road frontage and 380 feet +- of waterfront in a very nice cove. Bras d'Or Lake is famous for its boating and is said by many to be an inland sea. A private, quiet location to enjoy all that Cape Breton and the Bras d'Or Lake has to offer. The site is surveyed and is priced to sell.



## Essential Information

MLS® #	202411271
Price	\$36,000
Acres	8.30
Type	Land
Sub-Type	Unimproved Land
Status	Closed
Date Sold	April 30th, 2025

## Community Information

Address	Lot 46 Marble Mountain 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, Phone Connected
Parking	None
View	Lake
Is Waterfront	Yes
Waterfront	Lake, Access: Boat, Lake Privileges

### **Exterior**

Lot Description	Wooded, 3 to 9.99 Acres
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### **School Information**

Elementary	Tamarac Education Centre
High	Strait Area Education/ Recreation Centre

### **Additional Information**

Zoning	residential
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### **Listing Details**

Listing Office	Harvey Realties Limited (St.Peters)
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Listing information last updated on October 15th, 2025 at 12:47pm ADT