

\$799,000 - 188 Sheiling Drive, Marion Bridge

MLS® #202412388

\$799,000

3 Bedroom, 2.00 Bathroom, 1,809 sqft

Residential on 2.30 Acres

N/A, Marion Bridge, NS

"Out on the Mira"..Hidden away from just about everything you might ever want to hide away from, this spectacular piece of heaven is waiting for you. Greetings from 188 Sheiling Drive! Perfectly situated high on a hill and overlooking the spectacular Mira River, this stunning property is waiting for you. Although the amenities of the city are just a short drive away, this property offers "country living" in a sublime and very private paradise on "the Mira", the world famous river which meanders for approximately 55 kms and offers an endless array of recreational activities such as swimming, boating, fishing and kayaking. In this tranquil oasis, you start each day with the soothing sound of a loon call and end it with a magnificent sunset over the quiet cove. There are approximately 350 feet of waterfront and the house has been masterfully designed to provide stunning vistas through its abundant windows. The main level features an open concept living/dining room, beautifully illuminated by massive windows during the daytime. The new custom kitchen is certain to be the favourite gathering spot and the place to entertain family and friends as they bask in the breathtaking views of the Mira. Off the main gathering area, walk-out to a stunning expansive private deck. Adjacent to the kitchen, there is a pantry and laundry area. The main level also includes three bedrooms and two bathrooms. The primary suite features a spacious walk-in closet and a luxurious 4-piece ensuite bathroom. There are two other



bedrooms on the other arm of the house as well as a 3-piece bathroom. The house also features an attached 2-car garage as well as an additional "stand-alone" "wired" 24 x 24 ft garage (heated with a propane fireplace) with an upstairs that has the potential for a guest suite. A brand new Generac Generator is also included. Book your viewing and make this your own perfect "piece of the universe"!!

Essential Information

MLS® #	202412388
Price	\$799,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,809
Acres	2.30
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	September 11th, 2024

Community Information

Address	188 Sheiling Drive
Area	Cape Breton
District	210-Marion Bridge
Sub-District	N/A
City	Marion Bridge
County	Cape Breton
Province	NS
Postal Code	B1K 0B3

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Detached, Double, Heated Garage, Wired, Gravel

# of Garages	2
View	Lake
Is Waterfront	Yes
Waterfront	Lake, Lake Privileges

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Ductless, Hot Water, In Floor
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Unfinished

Exterior

Lot Description	1 to 2.99 Acres, Partially Cleared, Hardwood Bush, Partial Landscaped, Rolling Slope, Sloping/Terraced
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Slab

School Information

Elementary	Mira Road Elementary School
Middle	Malcolm Munroe Memorial Junior High School
High	Sydney Academy

Additional Information

Zoning	RUC
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Listing Details

Listing Office	RE/MAX Park Place Inc.
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