

\$274,900 - 375 Eagle Rock Drive, Franey Corner

MLS® #202414962

\$274,900

2 Bedroom, 1.50 Bathroom, 588 sqft

Residential on 2.48 Acres

B4, Franey Corner, NS

Welcome to your dream retreat on the serene shores of Butler Lake! Nestled on 2.48 acres of lush, private land, this stunning year-round cottage offers the perfect blend of modern comfort and natural beauty. With approximately 246 feet of pristine water frontage, this property is a rare find. Originally a mini home, this charming cottage has been meticulously rebuilt with thicker walls, enhanced insulation, and upgraded plumbing and electrical systems. Every detail has been thoughtfully considered to provide comfort and peace of mind. Move in hassle-free or kickstart your own rental business as the property comes fully furnished, ready for you to enjoy or rent out immediately. A reliable dug well has consistently provided ample fresh water, and the property is equipped with a full septic system. Enjoy the tranquility of nature without sacrificing modern conveniences, as high-speed internet is available, ensuring you stay connected while savoring the serene surroundings. The 2.48-acre lot offers ample space for outdoor activities, gardening, or simply soaking in lakeside living. With 246 feet of water frontage, you'll have direct access to Butler Lake for swimming, fishing, kayaking, and more. Whether you're looking for a serene personal retreat, a family getaway, or a lucrative rental property, this Butler Lake gem is the perfect choice. Don't miss the opportunity to own a piece of paradise. Schedule your viewing today and start making memories in this idyllic lakeside haven!



Built in 1970

Essential Information

MLS® #	202414962
Price	\$274,900
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	588
Acres	2.48
Year Built	1970
Type	Residential
Sub-Type	Mobile Home
Status	Closed
Date Sold	September 27th, 2024

Community Information

Address	375 Eagle Rock Drive
Area	South Shore
District	405-Lunenburg County
Sub-District	B4
City	Franey Corner
County	Lunenburg
Province	NS
Postal Code	B2Y 3G7

Amenities

Utilities	Electric, Propane, Electricity Connected
Parking	Dirt
Is Waterfront	Yes
Waterfront	Lake

Interior

Interior Features	High Speed Internet
Appliances	Gas Range, Dishwasher, Microwave, Refrigerator
Heating	Baseboard, Fireplace(s)
Fireplace	Yes
Fireplaces	Propane

Basement None

Exterior

Lot Description 1 to 2.99 Acres
Roof Metal
Foundation Perimeter Wall, Wood

Additional Information

Zoning Res

Listing Details

Listing Office EXIT Realty Inter Lake

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