

\$79,900 - Lot 4 Cavanaugh Road, Canaan

MLS® #202506612

\$79,900

Bedroom, Bathroom,
Land on 4.57 Acres

Canaan, Canaan, NS

Welcome to your lakefront paradise! Peace and tranquility await at this south facing stunning 4.57 acre lot on Bennett's Lake offering 356 feet of pristine water frontage. Build your dream home or cosy cottage and enjoy boating, fishing, swimming and water sports. There is a bunkie on the property with a screened in porch ready for finishing touches. With a gently sloping terrain, a partially cleared lot and a perc test done you can enjoy lake living this summer. This property combines natural beauty with modern convenience, as power and high-speed internet are readily available. The property is conveniently situated just 10 minutes from Tusket where you will find amenities such as Tusket Brewery, restaurant, grocery store with NSLC. Carleton Store only 13 minutes away and has a coffee shop & NSLC., Yarmouth is 20 minutes and is where you can access all major amenities, including shopping, dining, healthcare, and more. Whether you're looking to build your forever home, a peaceful getaway, or an investment property, this land offers limitless possibilities. Don't miss this rare opportunity to own a piece of paradise



Essential Information

MLS® #	202506612
Price	\$79,900
Acres	4.57

Type	Land
Sub-Type	Unimproved Land
Status	Closed
Date Sold	May 16th, 2025

Community Information

Address	Lot 4 Cavanaugh Road
Area	Yarmouth
District	Hwy 203 East
Sub-District	Canaan
City	Canaan
County	Yarmouth
Province	NS
Postal Code	B5A 5R3

Amenities

Utilities	Cable Connected, Electricity Connected, High Speed Internet, Phone Connected
Parking	Gravel
View	Lake
Is Waterfront	Yes
Waterfront	Lake, Lake Privileges

Exterior

Lot Description	Partially Cleared, Hardwood Bush, Sloping/Terraced, Softwood Bush, Wooded, 3 to 9.99 Acres
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Additional Information

Zoning	Resource
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Listing Details

Listing Office	Exit Realty Town & Country
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Listing information last updated on October 18th, 2025 at 12:17am ADT