

\$699,000 - 83 Loon Lane, Newburne

MLS® #202507733

\$699,000

3 Bedroom, 2.50 Bathroom, 2,381 sqft

Residential on 1.43 Acres

B4, Newburne, NS

Lakefront luxury! Tucked along 284 feet of prime waterfront on Indian Lake, this custom-designed, meticulously maintained beauty was built to vibe with its natural surroundings. Enjoy a massive wrap-around deck for morning coffee and sunset drinks, a private dock and boat slip, a firepit for late-night gatherings, and even a workshop for all your weekend projects. The open-concept main floor is full of light with cathedral ceilings, warm wood floors, and big, bright windows showing off impressive lake views from every angle. The kitchen, complete with a breakfast bar and adjoining dining area, is both stylish and functional - ideal for hosting or everyday living. The living room brings the focus to surrounding nature and is a welcoming space to connect with friends and family. Head downstairs to the fully finished walk-out lower level, where you'll find space to relax, play, and live your best life! Family room, office space, workout area - the options are endless!

Also on this level, enjoy a guest bedroom, half bath, garage, and more! Year-round comfort is always dialed in with ductless mini-splits, a cozy pellet stove, and hot water baseboards. The garage is wired, gyproced, and ready for your preferred use of space. 83 Loon Lane isn't just a house - it's where your lakefront lifestyle begins. Whether it's your weekend retreat or full-time sanctuary, this is the home to make memories that will last a lifetime!



Essential Information

MLS® #	202507733
Price	\$699,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,381
Acres	1.43
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Date Sold	July 1st, 2025

Community Information

Address	83 Loon Lane
Area	South Shore
District	405-Lunenburg County
Sub-District	B4
City	Newburne
County	Lunenburg
Province	NS
Postal Code	B0J 2E0

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Attached, Single, Garage, Wired, Gravel, Multiple Driveways, Parking Spaces(s)
# of Garages	1
Is Waterfront	Yes
Waterfront	Lake

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Range, Dryer, Washer, Freezer, Range Hood, Refrigerator, Water Purifier

Heating	Baseboard, Ductless, Hot Water
Cooling	Ductless
Fireplace	Yes
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Exterior Features	Dock, Barbecue
Lot Description	1 to 2.99 Acres, Partially Cleared, Landscaped, Sloping/Terraced
Roof	Asphalt
Construction	Wood Siding
Foundation	Concrete Perimeter

School Information

Elementary	New Germany Elementary School
Middle	New Germany Rural High School
High	New Germany Rural High School

Additional Information

Zoning	Res
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Listing Details

Listing Office	EXIT Realty Inter Lake
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