

\$375,000 - 58 Swains Lane, Valley Mills

MLS® #202510477

\$375,000

2 Bedroom, 1.00 Bathroom, 868 sqft

Residential on 3.76 Acres

N/A, Valley Mills, NS

Steps from the shoreline of the iconic Bras d'Or Lakes awaits your private oasis on Cape Breton Island. Feel an immediate sense of relaxation as you arrive, greeted by an enchanting cottage on a manicured lot of just under four acres. With over 150 feet of water frontage on a sheltered inlet, complete with your own private dock and boat launch, this property is a haven for water enthusiasts. Spend quiet mornings curled up with your favorite book in the screen room, sipping coffee and listening to the birds. An abundance of windows invites nature inside from every angle, showcasing breathtaking sunsets and beautiful evergreens. Evenings are perfect for roasting marshmallows over a bonfire on the beach or playing board games by the warmth of the wood stove. The open-concept living space is ideal for hosting friends and family, creating an inviting atmosphere for gatherings. Golf enthusiasts will appreciate being within an hour of world-renowned golf courses, including Cabot Cliffs, Bell Bay, and Dundee. Known for some of the best fishing on the island, you will not have to go far for a fresh catch for dinner. Enjoy spectacular sunsets over the water and experience the epitome of cottage life with swimming, boating, and relaxing on your private dock. With most furnishings included, escape to this private sanctuary with nothing left to do but unpack and unwind.

Built in 1995



Essential Information

MLS® #	202510477
Price	\$375,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	868
Acres	3.76
Year Built	1995
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	July 4th, 2025

Community Information

Address	58 Swains Lane
Area	Highland Region
District	306-Inverness County / Inverness & Area
Sub-District	N/A
City	Valley Mills
County	Inverness
Province	NS
Postal Code	B0E 2Y0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Is Waterfront	Yes
Waterfront	Lake

Interior

Interior Features	High Speed Internet
Heating	Baseboard
Fireplace	Yes
Fireplaces	Wood Burning Stove
Basement	None

Exterior

Lot Description	3 to 9.99 Acres, Landscaped, Wooded
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Roof	Asphalt
Construction	Wood Siding
Foundation	Concrete Perimeter, Pillar/Post/Pier

Additional Information

Zoning	N/A
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Listing Details

Listing Office	EXP Realty of Canada Inc.
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