

\$99,999 - 196 Welsh Road, Goshen

MLS® #202512458

\$99,999

2 Bedroom, 1.00 Bathroom, 313 sqft
Residential on 1.36 Acres

N/A, Goshen, NS

Rustic Cottage Retreat on 8 Island Lake, Guysborough County Escape to your own slice of lake front paradise on 8 Island Lake with this 1.36-acre cleared lot featuring stunning west-facing views and unforgettable sunsets. Surrounded by nature and abundant wildlife, this property is a dream for anglers, hunters, and outdoor enthusiasts alike. The insulated cottage offers solid construction and cozy comfort, with a wood stove for heat and 100-amp power already in place. It's fully plumbed with a kitchen and bathroom, with an existing (unverified) septic system and outhouse on site – giving you a great head start for future upgrades. While no well has ever been attempted, the property holds great potential for those looking to make it their seasonal escape or off-grid haven. Mature fruit trees dot the landscape, and two large sheds provide ample storage for gear and tools. Whether you're casting a line, watching the deer pass through, or simply soaking in the quiet and calm of lakeside life, this is a rare opportunity to own a piece of classic Nova Scotia wilderness.



Built in 1996

Essential Information

MLS® #	202512458
Price	\$99,999
Bedrooms	2

Bathrooms	1.00
Full Baths	1
Square Footage	313
Acres	1.36
Year Built	1996
Type	Residential
Sub-Type	Cottage / Rec. Properties
Style	Cottage/Camp
Status	Closed
Date Sold	June 19th, 2025

Community Information

Address	196 Welsh Road
Area	Highland Region
District	303-Guysborough County
Sub-District	N/A
City	Goshen
County	Guysborough
Province	NS
Postal Code	B0H 1M0

Amenities

Utilities	Electricity Connected
Parking	Dirt, Multiple Driveways
Is Waterfront	Yes
Waterfront	Lake

Interior

Appliances	Electric Oven, Refrigerator
Heating	Fireplace(s), Stove
Cooling	Window Unit(s)
Fireplace	Yes
Fireplaces	Wood Burning
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Crawl Space

Exterior

Lot Description	1 to 2.99 Acres, Cleared
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Block

Additional Information

Zoning	N/A
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Listing Details

Listing Office	RE/MAX Nova (Halifax)
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