

\$325,000 - 351 Big Tancook Road, Big Tancook Island

MLS® #202518596

\$325,000

3 Bedroom, 1.00 Bathroom, 1,125 sqft

Residential on 1.90 Acres

A2, Big Tancook Island, NS

L&S#1289. Idyllic, peaceful, romantic, serene, bucolic, timeless – all those clichés and more! Circa 1790, this enchanting early cape is one of the oldest homesteads on Big Tancook, the timber cut and milled on the mainland and floated out the six miles or so to the island. A “plank house”, as the islanders call it, the walls are made of wide 4 inch thick planks - what architects call “coulis construction”. Despite renovations over the years, the original beams and plank walls are still intact. Main floor is open concept with central cookstove, softwood floors, primary bedroom, bath (complete with bidet) and delightful sunroom. Upstairs are 2 spacious bedrooms, one with exposed beams and skylight. Systems include 200 amp electrical, insulation, newer windows, septic system, drilled well and recently resingled roof. The 1.9 acre property borders Southwest Beach Pond on the island’s west coast with expansive views over a tranquil meadow, stoney beach and the waters of Mahone Bay, with the mainland in the distance. It is hard to imagine a more perfect setting for a languid summer evening. Summer sun goes down directly over Mahone Bay and to the mainland beyond, a six hour sunset. On blustery days rain squalls track up the coast, from the Port Medway lighthouse to Chester and beyond, while Tancook still basks in bright sunshine. For entertainment, you’ll enjoy front row seats to the Chester races and occasional sightings of the Bluenose sailing proudly by.



Outside there are apple, pear and plum trees and an extraordinary cherry tree - jealously guarded by squabbling bluejays. There are no raccoons or foxes on Tancook, no squirrels or rabbits. Pheasants frequently nest in the meadows and many deer swim over from the mainland. A new 18 car ferry from Blandford is estimated to be in service by fall 2026 with 11 crossings per day. Whether for summer sojourns or a simpler lifestyle, this is an opportune time to secure your special piece of paradise on Big Tancook.

Built in 1790

Essential Information

MLS® #	202518596
Price	\$325,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,125
Acres	1.90
Year Built	1790
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	August 28th, 2025

Community Information

Address	351 Big Tancook Road
Area	South Shore
District	405-Lunenburg County
Sub-District	A2
City	Big Tancook Island
County	Lunenburg
Province	NS
Postal Code	B0J 3G0

Amenities

Utilities	Electric, Electricity Connected
Parking	Other, Dirt
View	Bay, Ocean, Other
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Propane Cooktop, Washer, Microwave, Refrigerator, Water Softener
Heating	Baseboard
Fireplace	Yes
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Lot Description	1 to 2.99 Acres, Partial Landscaped, Level
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter, Stone

School Information

Elementary	Big Tancook Elementary School
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Additional Information

Zoning	NA
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Listing Details

Listing Office	Land & Sea Real Estate Services Inc
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