

\$999,900 - Lot Highway 1, Port Maitland

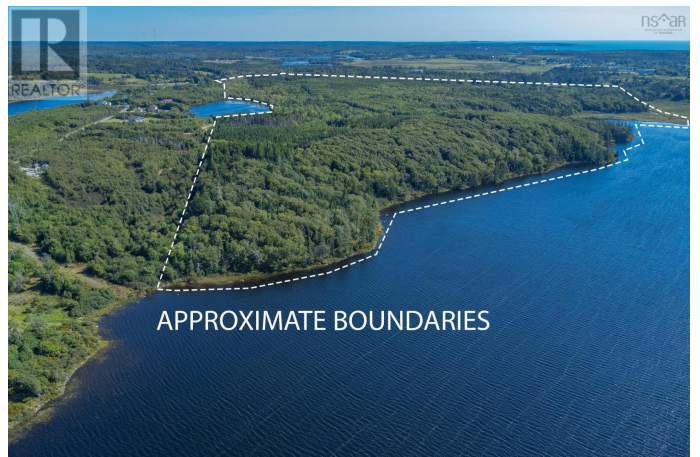
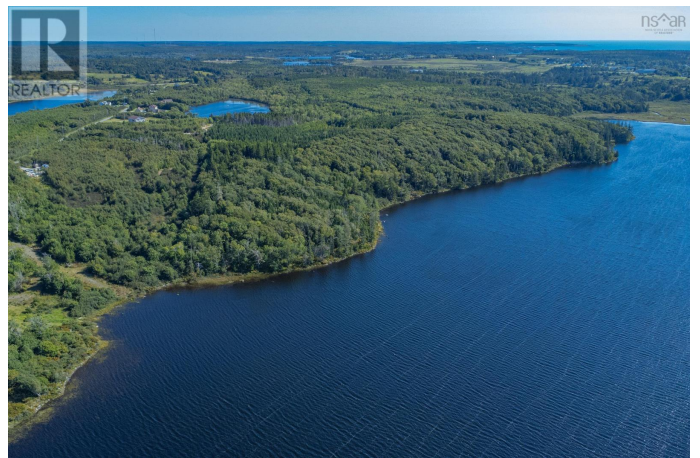
MLS® #202400696

\$999,900

0 Bedroom, 0.00 Bathroom,
Vacant Land on 117.00 Acres

Port Maitland, Port Maitland, Nova Scotia

Unlock the potential of this extraordinary 117-acres of forest land nestled in the heart of Port Maitland, with exclusive access from Richmond Road. Boasting an impressive 3,850 feet (over 1 kilometer) of shoreline along the picturesque Churchill Lake, and an additional 1,300 feet (396 meters) embracing the tranquil Deveau Pond, this expansive property is a canvas for turning your dreams into reality. As the highest point of the land is 90 feet above sea level, this property offers breathtaking panoramic views spanning both Lake Churchill and the mesmerizing Port Maitland Beach. The vistas are nothing short of captivating, providing an unparalleled 180-degree water view. Whether you envision creating a private estate or prefer to explore subdivision options, this property accommodates both dreams seamlessly. A savvy investment opportunity awaits as the property allows for subdivision, creating numerous 2-acre lots with coveted waterfront access. The same potential extends to the lakefront on Deveau Pond, offering a range of possibilities for a discerning investor. Located in Port Maitland, a small and vibrant community, this area offers a marvelous lifestyle with essential amenities. Seize the opportunity to own a piece of Port Maitland's natural beauty. Whether you're looking to build your dream estate or make a sound investment, this 117-acre gem promises an unparalleled blend of natural splendor and development potential just 15 minutes away



from Yarmouths shopping area. Don't miss the chance to call this exceptional property yours and embark on a journey of possibilities.
(id:6289)

Essential Information

Listing #	202400696
Price	\$999,900
Bathrooms	0.00
Acres	117.00
Type	Vacant Land
Sub-Type	Freehold

Community Information

Address	Lot Highway 1
Subdivision	Port Maitland
City	Port Maitland
Province	Nova Scotia
Postal Code	B5A5T3

Amenities

Features	Treed
Parking	None
View	Lake view, Ocean view
Is Waterfront	Yes
Waterfront	Waterfront on lake

Exterior

Exterior Features	Not landscaped
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Listing Details

Listing Office	Engel & Volkers (Yarmouth)
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