

\$1,195,000 - 101 Mcgray Avenue, North East Point

MLS® #202526613

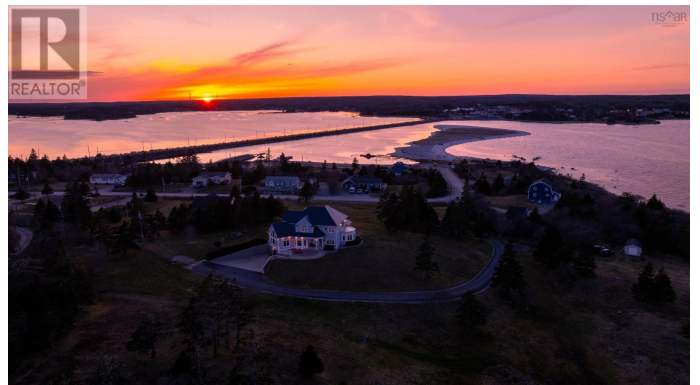
\$1,195,000

3 Bedroom, 3.00 Bathroom, 3,642 sqft

Single Family on 6.13 Acres

North East Point, North East Point, Nova Scotia

Why wait on contractors or deal with construction delays when your dream coastal home is already here? Welcome to 101 McGray Avenue in North East Point, Cape Sable Island a rare opportunity to own a like-new, custom-built with approximately 314 feet of oceanfront where you can launch your kayak, take a swim and your very own white sand beach. Situated on 6 elevated acres with sweeping 180-degree views of the Atlantic. This 34-bedroom contemporary home has been meticulously maintained and thoughtfully designed for comfort, energy efficiency, and year-round enjoyment. Luxury finishes abound, including cherry hardwood floors and trim work throughout, a custom cherry kitchen with granite countertops and Italian marble flooring, and three elegant bathrooms with granite tile. Radiant in-floor heating spans 11 zones, including the walk-out basement, exterior steps, and paved driveway. Built to insulate from ocean breezes, with ICF construction and a premium interlocking metal roof (2019). The home also features a cathedral ceiling, an abundant natural light with ocean view from almost every room. The main level offers flexible living spaces, ideal for an office, guest suite, or studio. Up the grand staircase, you will find 3 bedrooms and 2 full baths. The expansive primary room with luxurious ensuite opens to your personal ocean view balcony. Lower level originally designed as a garage is currently used as a



workshop, cold room and drive in storage but could easily be converted back. Outdoor living is just as impressive with 6 acres to develop gardens or add a detached garage. You will find a large storage shed for boats and toys as you walk the gentle slope towards your own sandy oceanfront. Public wharf and boat launch a short walk away. Walk or drive a short distance across the causeway to shopping and other amenities in Barrington Passage. This turnkey property includes three PIDs (80035363, 80024029, 82551029) and offers unmatched and serene lifestyle by (id:6289)

Built in 2006

Essential Information

Listing #	202526613
Price	\$1,195,000
Bedrooms	3
Bathrooms	3.00
Square Footage	3,642
Acres	6.13
Year Built	2006
Type	Single Family
Sub-Type	Freehold
Style	Contemporary

Community Information

Address	101 Mcgray Avenue
Subdivision	North East Point
City	North East Point
Province	Nova Scotia
Postal Code	B0W2P0

Amenities

Amenities	Golf Course, Shopping, Place of Worship
Parking	Paved Yard
View	Ocean view

Is Waterfront	Yes
Waterfront	Waterfront on ocean

Interior

Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Fireplace	Yes
# of Stories	2

Exterior

Exterior	Vinyl
Exterior Features	Partially landscaped

Listing Details

Listing Office	EXP Realty of Canada Inc.
----------------	---------------------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 30th, 2025 at 8:01am PDT