

# \$345,000 - 0 Lower Spruce Hedge Road, Greater Madawaska

---

MLS® #X8243294

**\$345,000**

2 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

542 - Greater Madawaska, Greater  
Madawaska, Ontario

About 210 Acres of Hunting Camp Land, rural retreat about thirteen kms from Burnstown Road south of the Madawaska River and East of McNulty Lake. 212 acres on Land Titles, 199.75 acres on Tax Bill. Off-Grid generator/battery powered Log cabin hunting camp with a loft, additions and outbuildings. Access via Lower Spruce Hedge Road to McNulty Road and Trail. Hundreds of acres of Crown Land adjacent. Seller has tapped 100 maple trees, a few hundred more taps available. Accessible three seasons by vehicle and ATV's, otherwise sled or tracked machine. Neighbour has easement across lands to their hunting lands. Enjoy the sound of wind, birds and serenity on this forested land. Please DO NOT visit property without your Realtor. **\*\*EXTRAS\*\*** Travel on roads to camp requires a four wheel drive vehicle most of the time. Maple sap buckets to stay with camp. (id:6289)



## Essential Information

Listing #	X8243294
Price	\$345,000
Bedrooms	2
Bathrooms	0.00
Acres	0.00

Type	Single Family
Style	Bungalow

### Community Information

Address	0 Lower Spruce Hedge Road
Subdivision	542 - Greater Madawaska
City	Greater Madawaska
Province	Ontario
Postal Code	K0J1G0

### Amenities

Utilities	Wireless
Features	Wooded area, Ravine, Rolling, Country residential
Parking Spaces	10

### Interior

Heating	Wood Other
# of Stories	1

### Exterior

Exterior	Log
Lot Description	1948 x 4733 FT ; Slightly 100+ acres
Foundation	Stone

### Listing Details

Listing Office	REVA REALTY 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 15th, 2025 at 12:01pm PDT