

# Single Family House For Sale

- 45227 Cabot Trail, North Shore, Nova Scotia, Canada B0C1H0



## Property Description

This Waterfront jewel is now 11.5 Acres, spanning over 3 lots on the World Famous Cabot Trail in Cape Breton Island. This magnificent Island is once again rated in the Top 10 Island destinations in the WORLD and this property is a showcase for the Islands beauty, hospitality AND growing tourism sector. The property is offered as a turnkey, Year round RETREAT with 15 rooms in 5 cottages (with full kitchens), 3 units with Kitchenettes AND 1 Unique "Boat House" Glamping Cabin. The Main House boasts impeccable views from a vaulted ceiling great room and open concept kitchen. It also comes with 3 bedrooms (2 on 2nd floor with en-suites) and a main floor master with SPA en-suite & patio to deck. The Outdoor living space includes a 3000 sf covered wrap around deck with kitchen, 2 hot-tubs, landscaped grounds, gazebo, SUNSETS, FRESH AIR, 400FT of BEACH & 7.6 Acres of Nature. This property is centrally located near the Cape Breton Highlands National Park & World Famous Golf Resort of CB Highland Links, Cabot Links & Cabot Shores. This property is presently operated as a successful Resort operation with lots of opportunity for additional rental units. Most units are 4 season AND ready to capture Cape Bretons Ski & Snow mobile adventure market. Zoning also allows for a RETAIL tourist operation on this popular area of Cape Bretons Cabot Trail. FULLY FURNISHED & TURNKEY

## Basic Details

Property Type:	<b>Single family</b>
Listing Type:	<b>For Sale</b>
Residential Type:	<b>House</b>
MLS® #:	<b>202004729</b>
Price:	<b>\$2,390,000</b>
Beds:	<b>15</b>
Baths:	<b>11</b>
Rooms:	<b>Register to View</b>
Half Baths:	<b>1</b>

NOW AT AN IMPROVED PRICE! (id:15472)

## Location

Country: **CA**

Province: **NS**

City: **North Shore**

Postal Code: **B0C1H0**

Longitude: **W61° 30' 50.4"**














Latitude: **N46° 24' 3.3"**

Site Influences: **Golf Course, Park,  
Playground, Place  
of Worship**

## Features

View Features: **Ocean view**

## Property [Rooms](#)

- |  |  |
|--|--|
|  Bedroom<br>(12x11)          |  Bedroom<br>(12x20)        |
|  Bath (# pieces 1-6)        |  Kitchen<br>(14.9x12)     |
|  Dining room<br>(12x12)     |  Great room<br>(20.11x12) |
|  Primary Bedroom<br>(12x18) |  Ensuite (# pieces 2-6)   |
|  Bath (# pieces 1-6)        |  Sunroom<br>(12x18)       |
|  Utility room<br>(12x16)    |  Other<br>(12x14)         |
|  Foyer<br>(12x10)           |  |

## Agent [Info](#)



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