

\$199,900 - Wm3-1 Island, Lavigne

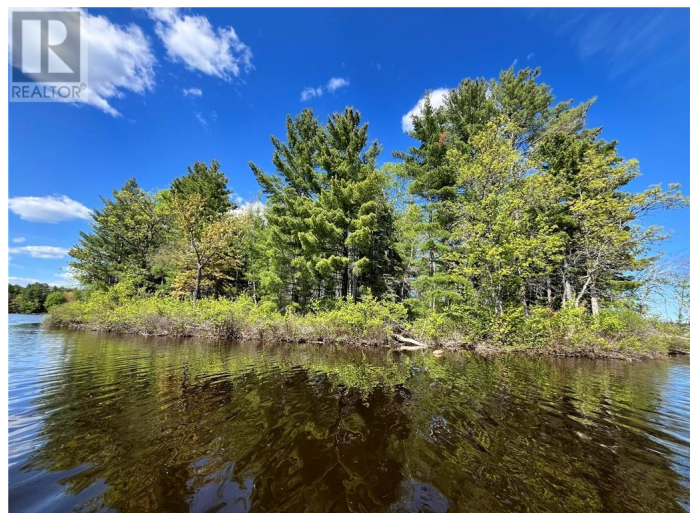
MLS® #2122620

\$199,900

0 Bedroom, 0.00 Bathroom,
Vacant Land on 0.00 Acres

N/A, Lavigne, Ontario

Have you ever dreamed of owning your own island! When it rains, the world is at its very best: clean and fresh, with the smell of the earth around you. Surrounded by nature, you can feel truly at peace. In North West Bay on Lake Nipissing, there is a 1 .75 acre island where warm weather brings blueberries and boating opportunities, fishing and relaxation. Just a 5-minute boat ride from the Public Boat Launch in Lavigne takes you to multiple excellent access points, perfect for your future dock and cottage. You can select from several ideal spots to build your retreat and savor both breathtaking sunrises and sunsets on this charming heart-shaped island. The property features a mix of 85 year old pine trees, lush vegetation, and wild blueberries. Currently vacant, aside from a grandfathered outhouse, it offers the perfect setting for rustic camping while you plan your dream cottage ! Embrace everything Lake Nipissing has to offer, with Sturgeon Falls and North Bay nearby, providing all the amenities you may need. Across from the southern exposure of the island is a distant majestic cliff face. When it rains, rivulets cascade down the tall face and the scene is quite beautiful to behold. Escape to your very own island, and see it for yourself. This is the rare opportunity you have been waiting for! (id:6289)



Essential Information

Listing #	2122620
Price	\$199,900
Bathrooms	0.00
Acres	0.00
Type	Vacant Land

Community Information

Address	Wm3-1 Island
Subdivision	N/A
City	Lavigne
Province	Ontario
Postal Code	P0H1R0

Amenities

Parking	None
Is Waterfront	Yes
Waterfront	Waterfront, Road Between

Listing Details

Listing Office	COLDWELL BANKER - CHARLES MARSH REAL ESTATE, BROKERAGE
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Listing information last updated on November 4th, 2025 at 4:31pm EST