

\$749,999 - 283b Marble Point Road, Marmora And Lake (marmora Ward)

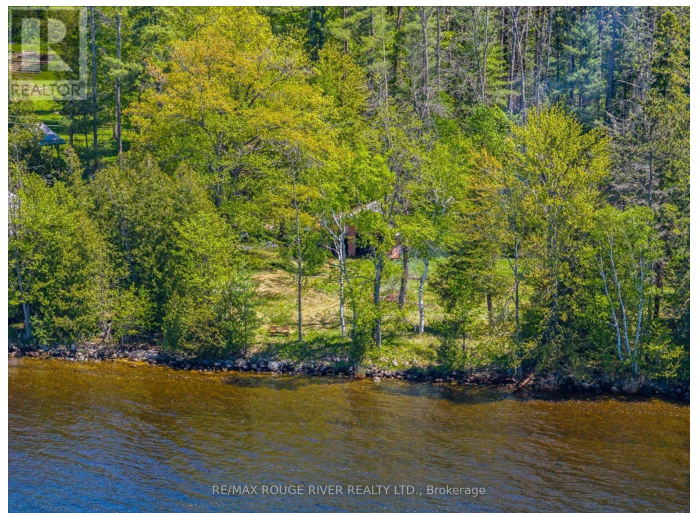
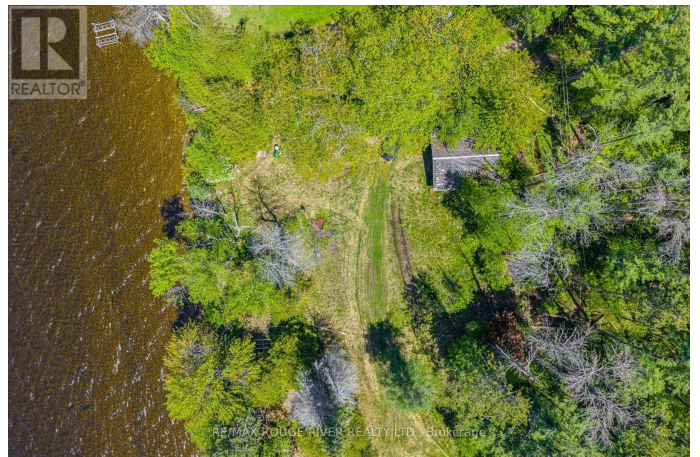
MLS® #X12380527

\$749,999

0 Bedroom, 0.00 Bathroom,
Vacant Land on 0.00 Acres

Marmora Ward, Marmora And Lake (marmora Ward), Ontario

An exceptional opportunity awaits on the tranquil shores of Crowe Lake with this expansive 6.925-acre waterfront lot. With 175 feet of crystal-clear shoreline, the property stands out for its natural beauty and versatility. The hard, gradual water entry and west-facing orientation make it ideal for swimming, boating, or enjoying breathtaking sunsets from your private lakeside retreat. This beautifully treed lot offers space and seclusion, with zoning for residential use that opens the door to endless possibilities. Whether you envision a cozy year-round home, a four-season family cottage, or a peaceful weekend escape, this property is the perfect setting to bring your dream to life. Looking for more space to expand your vision? The lot next door is also available an ideal chance to create an even larger retreat or investment. An existing garage adds value and practicality perfect for storage, a workshop, or future development plans. The property is easily accessible year-round while maintaining a private, tucked-away feel. Crowe Lake is known for fantastic fishing, with pike, muskie, pickerel, bass, and panfish found in its waters. The lake hosts fishing tournaments throughout the year, and in winter, it becomes a popular ice fishing spot. On sunny days, the east-end sandbar draws a lively crowd often 20+ boats relaxing and enjoying the lake. One of the most



anticipated events each year is the holiday weekend fireworks display, launched from a barge in the middle of the lake best viewed from shore. With three public boat launches nearby and a welcoming community vibe, this property offers more than just space and scenery. Its a chance to enjoy lake life at its best. Whether you're ready to build now or planning for the future, this is your opportunity to own a truly special piece of Crowe Lake.
(id:6289)

Essential Information

Listing #	X12380527
Price	\$749,999
Bathrooms	0.00
Acres	0.00
Type	Vacant Land

Community Information

Address	283b Marble Point Road
Subdivision	Marmora Ward
City	Marmora And Lake (marmora Ward)
Province	Ontario
Postal Code	K0K2M0

Amenities

Amenities	Beach, Park, Place of Worship
Utilities	Electricity, Wireless, Electricity Available, Telephone
Features	Wooded area, Irregular lot size, Partially cleared, Flat site
Parking	No Garage
View	Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Exterior

Lot Description	108.1 x 2112 FT ; 175 at water 5 - 9.99 acres
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Listing Details

Listing Office

RE/MAX ROUGE RIVER REALTY LTD.



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