

# \$199,900 - 38 White Bear Court, Temagami

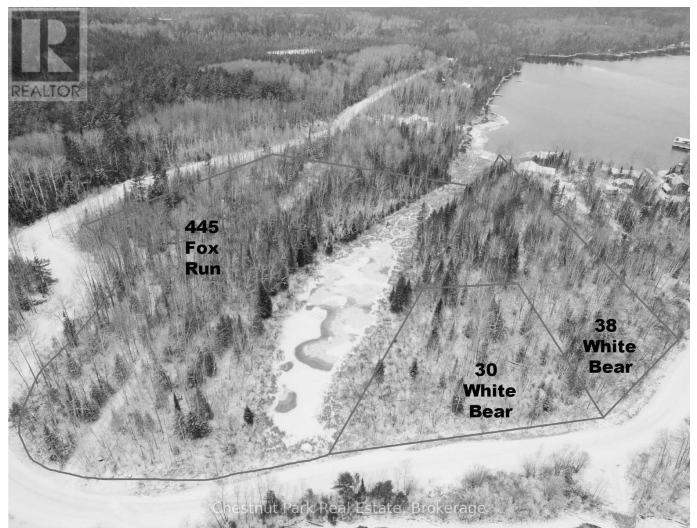
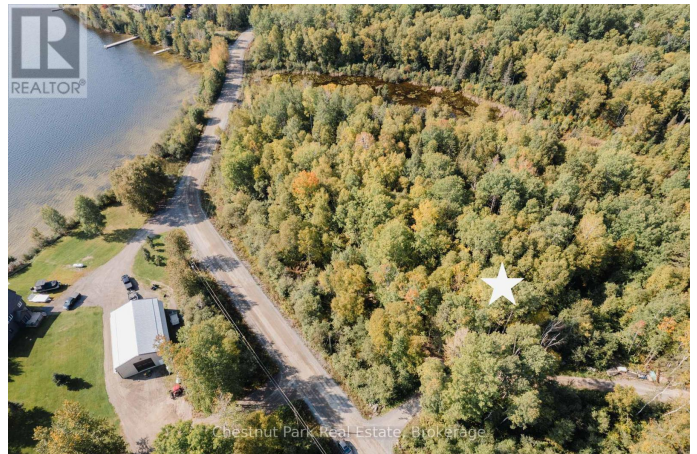
MLS® #X12437459

**\$199,900**

0 Bedroom, 0.00 Bathroom,  
Vacant Land on 0.00 Acres

Temagami, Temagami, Ontario

Tucked away in the prestigious White Bear Estates subdivision, this 2.63-acre residential lot offers a rare opportunity to own a slice of Temagami's breathtaking wilderness. With south-facing views over the sparkling waters of Cassels Lake, this property provides an idyllic setting for your dream home or off-water cottage. Towering pines and lush forest create a serene, private retreat, while the generous lot size ensures ample space to design a residence that seamlessly blends into the natural landscape. Conveniently located on a year-round municipally maintained road, this property is easily accessible in all seasons, with hydro available at the lot line for effortless development. For outdoor enthusiasts, the adventure begins just across White Bear Court, where Cassels Lake's pristine waters beckon for canoeing, kayaking, and swimming. The Cassels-Rabbit Lake system, renowned for its over 30 miles of navigable waterways, offers endless opportunities for boating and exploration, while its depths are home to trophy-sized Lake Trout and Walleye, making it an angler's paradise. A municipal boat launch and docking facilities, just minutes away, provide convenient access to the interconnected lakes, perfect for those who crave life on the water. This vibrant community features essential amenities, including the Temagami Family Health Team, full-time ambulance service, and a local pharmacy for your healthcare needs. Families will appreciate the Temagami Public School (JK-Grade 6) and



daycare services, ensuring quality education and childcare close to home. Enjoy the charm of small-town living with a hardware store, library, arena, churches, marinas, restaurants, and unique local shops. Don't miss your chance to claim this rare gem in one of Temagami's most scenic and desirable locations - your dream property awaits!  
(id:6289)

## Essential Information

|           |             |
|-----------|-------------|
| Listing # | X12437459   |
| Price     | \$199,900   |
| Bathrooms | 0.00        |
| Acres     | 0.00        |
| Type      | Vacant Land |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 38 White Bear Court |
| Subdivision | Temagami            |
| City        | Temagami            |
| Province    | Ontario             |
| Postal Code | P0H2H0              |

## Amenities

|           |                                                         |
|-----------|---------------------------------------------------------|
| Amenities | Schools                                                 |
| Utilities | Electricity, Wireless, Electricity Available, Telephone |
| Features  | Wooded area, Irregular lot size, Sloping, Flat site     |
| Parking   | No Garage                                               |
| View      | Lake view, View of water                                |

## Exterior

|                 |                               |
|-----------------|-------------------------------|
| Lot Description | 79.2 x 168.7 M 2 - 4.99 acres |
|-----------------|-------------------------------|

## Listing Details

|                |                           |
|----------------|---------------------------|
| Listing Office | Chestnut Park Real Estate |
|----------------|---------------------------|



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Listing information last updated on October 30th, 2025 at 8:16pm EDT