

\$350,000 - Pcl 16569 Burnt Island, West Nipissing (north Monetville)

MLS® #X12459727

\$350,000

1 Bedroom, 1.00 Bathroom,
Single Family on 0.00 Acres

North Monetville, West Nipissing (north Monetville), Ontario

Affordable Waterfront Escape Burnt Island, Upper French River / Lake Nipissing. If you've been dreaming of lakefront living but thought it was out of reach, this is your opportunity. Tucked away on beautiful Burnt Island, where the Upper French River meets Lake Nipissing, this off-grid cottage offers everything you need to unplug, unwind, and make lifelong memories, without the luxury price tag. One of only a handful of privately owned parcels on the island, this rustic retreat has been in the same family since 1948. The cottage was built in stages over the years and includes a cozy screened-in porch, a loft sleeping area, propane appliances, and a handcrafted stone fireplace made from rocks gathered right on the island. Set on a generous lot filled with natural rock, mature trees, and wild blueberries, the property also features access to a sandy beach area, great fishing off Muskie Point, and stunning sunset views. There's even a small inland lake on the island and plenty of space to explore. It is water-access only, completely off-grid, and full of character, a simple, peaceful getaway with unbeatable lakefront value. If you are looking for an affordable cottage experience in Northern Ontario, this is a rare and special find.

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Essential Information

Listing #	X12459727
Price	\$350,000
Bedrooms	1
Bathrooms	1.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	Pcl 16569 Burnt Island
Subdivision	North Monetville
City	West Nipissing (north Monetville)
Province	Ontario
Postal Code	P0M2N1

Amenities

Amenities	Beach, Fireplace(s)
Features	Wooded area, Level
Parking	No Garage
View	View, Lake view, View of water, Direct Water View
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Stove, Refrigerator
Heating	Other
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	1

Exterior

Exterior	Wood
Lot Description	745 x 303 Acre 2 - 4.99 acres
Foundation	Wood/Piers, Stone

Listing Details

Listing Office

Royal LePage Northern Life Realty, Brokerage



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