

Lot 1-R, First Peninsula Rd, Lunenburg



MLS® 201624090

5 Acres, Water View, Minutes from Town!

\$115,000

5 plus acres in a coveted location on First Peninsula, within walking or biking distance to Town of Lunenburg. Mostly cleared with pretty views over Lunenburg's back harbour to the iconic Academy on the hill. This is THE place to build to enjoy a rural country setting without giving up the pleasures and convenience of town amenities.

The beautiful and nicely proportioned parcel is gently sloping with a perfect southern exposure, an ideal aspect for passive solar home design. There's plenty of space for gardening, outdoor activity for children, or additional outbuildings or guesthouses. Located in an area without zoning restrictions so the possibilities are limitless. On top of all that, you get the benefit of the lower municipal tax rate.

5 acres more than you need?...then subdivide and sell a portion of the land to recoup part of your initial investment. No matter how you slice it, this is a great piece of land and a rare opportunity.

(note: the purchase price includes 15% HST)



see full details for this and other fine properties at:
www.OceanHomesNovaScotia.com



Property Highlights

Lot Size: +/- 5.2 acres

Services: electricity, phone, cable,
high-speed internet

Directions

Just at the edge of Lunenburg, turn off Hwy-332 onto First Peninsula Rd and immediately veer right and continue along the water about 850 meters. Lot is just before civic #165. Look for the Red Door Realty sign!

Listing Agents

Cindy Dial C: 902-298-0332
E: cindy@reddoorrealty.ca

Adam Dial C: 902-298-0336
E: adam@reddoorrealty.ca