



## 4.2 Acres with 300 Ft. of Waterfront

This chalet style home is a blend of country log & city loft styles. Stack wall construction & passive solar make the home economical to heat. Ideal location. Situated on a large quiet lot surrounded by trees. Enjoy privacy, but only a 10 minute drive to the village of St Peters, with all the services of daily living or 20 minutes to the golf course. Across the road is ½ acre lot and your private 300 ft. of water frontage, leading to the Bras d`or Lakes. Public boat launch 1/2 mile away. This property offers you a peaceful place to work, live & play. The home has been renovated/modernized for ease of living and maintenance. All within the past 5 years.

For more info:  
[www.capebretonpropertiesforsale.com](http://www.capebretonpropertiesforsale.com)



New efficient kitchen. Stainless steel & natural wood.



Living room--expansive view of outside lawn.



Looking towards dining area from propane fireplace.



Main floor bedroom.



Open and airy design.



Modern bathroom. Enclosed laundry & storage.



Upstairs loft. Abundance of natural light.



Large workshop.

## Property Features

- ◆ Chalet Style Four Season home
- ◆ Located on year round paved road
- ◆ 4.2 Acres
- ◆ Wooded & sloped to 300 ft. water front
- ◆ Public boat launch 1/2 mile away
- ◆ Main lot naturally divided by nature to form the appearance of 2 lots.
- ◆ Separate workshop 30 x 24

## House Features

- ◆ Stacked log construction
- ◆ Passive Solar
- ◆ 16 inch thick walls
- ◆ 2 bedrooms
- ◆ Skylighted loft
- ◆ Built in storage
- ◆ Stainless Steel kitchen counters
- ◆ Propane fireplace
- ◆ Open & airy design
- ◆ Easy maintenance
- ◆ Patio



Large loft bedroom.



Walking paths to the 300 ft. of water frontage.

## Updated within Last 5 Years

- ◆ Kitchen
- ◆ Bathroom
- ◆ House wrapped with Tyvek and re insulated
- ◆ Vinyl Siding
- ◆ New doors, windows & skylights
- ◆ Propane heat, cook stove & water heater
- ◆ New roof

Priced to sell: \$174,900

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Sitting/dressing area of loft bedroom.



Lower portion of lot with it's own driveway.