

## Smiley Point Rd. Port Dufferin. NS.



 201719524

*"One of the most beautiful ocean frontage in Nova Scotia"*

***\$175,000.00 CAD***

"GENTLE and BOLD OCEANFRONTAGE"

This beautiful 30 acres of Nova Scotia shore line has protective inlet cove to protect you from any Atlantic storms and at the same time bold ocean frontage.

The property has over 1km of water frontage. Build your home on the point of land for direct southerly views and sun rise and sunsets. Only 20 minutes to Sheet Harbour for hospital, medical, shopping and schools. 2 hours drive to Halifax or the airport. Enjoy the simple life with plenty of nature but also in touch with the modern day needs.

### Listing Agent

**Bob Harris** C: 902-452-0842 E: bob@homesinnovascotia.com



### Property Highlights

**Waterfront:** Yes

**Lot Size:** 30 acres

**Zoning:** Mul

**Assessment:** 87400

**Taxes:** 500.00

**Services:**

**Water:**

**Sewer:**

**Driveway:**

### Directions

Highway 7 east pass Sheet Harbour, look for Smiley Point Rd one you enter into Port Dufferin on your right. Property is at the end of road on your left. Look for the Bob Harris Real Estate Sign



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**Offices in Bedford and  
Lunenburg, NS**

Interested parties are encouraged to seek independent verification of facts presented herein.