



<b>Status</b>	Active Listing
<b>Type</b>	Resale -Single Family Detached
<b>Price</b>	\$575,000
<b>Location</b>	1167 TCH Wood Islands, PE C0A2A0
<b>Country</b>	Canada
<b>Prop.ID</b>	69367944
<b>MLS#</b>	09046202
<b>Beds</b>	3
<b>Baths</b>	2



Beautiful waterfront farmhouse, restored by noted PEI architect in Wood Islands. A sunroom addition with unique brick fireplace opens out onto a large western cedar deck offering stunning panoramic views of Northumberland Strait and N.S. There is also a new wood stove in the living room with cathedral ceiling . The 122 acre farm is a perfect year round or seasonal retreat with 660 feet of water frontage. Artistically landscaped grounds with plum and apple orchard and huge red granite boulders brought over from New Brunswick. There are 30 acres of land under cultivation and the balance in virgin woodlands. Two minutes from the Wood Islands ferry, 20 minutes from Montague and 35 minutes from Charlottetown.. Also on the property is a 32x15 newly added building facing the water which can be used as an artist's studio. Other buildings include a large three-storey barn ( 68x27+32x15 ), a tool shed and wood shed. Alarm system in place.

### Contact info

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### General

- Over 50 Years Old

### Indoor

- Mixed Flooring

### Outdoor

- 10+ Acres
- Water Front
- Asphalt Shingle
- Well
- Septic
- Year-Round Access