

**BOIS BLANC ISLAND REAL ESTATE INC.**  
**CURRENT LISTINGS**  
**Updated 10/28/2022**  
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0. **0 Lower Morgrain, Cheboygan, MI 49721** ~ Black River .64-acre lot with about 175' of Black River frontage! Waterfront at this price!? Oh my! Great spot to camp and get away or build you waterfront dream home/cottage. Lot has easement for access, this easement is established on paper but is not physically in place-survey is recorded. *One of the sellers is a licensed agent in the state of Michigan.* \*PLEASE BE CONSIDERATE OF THE NEIGHBORS WHEN LOOKING AT THIS PARCEL! 3 LARGE DOGS AT NEIGHBOR HOUSE-PLEASE USE YOUR AGENT TO LOOK AT LOT!!!\* **Asking Price \$38,000**
1. **1660 Aspen Dr., BBI, MI 49775** ~ Parcel C, Section 3, tax code number 49-001-003-009-00. 10-acre parcel located South of Lake Mary. Lot measures 300' x 1460'+/-. Parcel is wet by two track but may be able to put in drive on lot line, then back in it is high and dry! Great hunting area!! **Priced fantastic at \$15,000**
2. **740-023-00 Philadelphia Ave., BBI, MI 49775** ~ Lots 34-39 Block 11 Huron Shores Sub. Beautiful lots walking distance to Lake Mary dock! Subdivision road not in place but is platted. Lots measure 25 x 125 each or 150' x 125' total or almost ½ acre! Away from the hustle and bustle. **Asking price of all 6 lots is \$6,600.00**
3. **740-036-10 Boston Ave., BBI, MI 49775** ~ Lots 74-83, Block 16 Huron Shores Sub. Amazing high dry lots in Huron shores, not far from Lake Mary Dock & Lake Huron. Lots are about 450 feet North of Maple Ave & about 300 feet West of Beech Ave. so it shouldn't be too difficult to cut in a driveway. 10 lots each measuring 25' x 125' or a total of 250' x 125' or .71 acres +/-! Lot of State land nearby for ease in hunting from this little piece of paradise! **Asking price for all 10 lots is \$8,000**
4. **760-002-00 Lincoln Park Blvd., BBI, MI 49775** ~ **Lot 21 Lake Mary Sub** is a gorgeous, high and dry lot tucked in but not far off County Road! Electric power available and two track road in place runs right by lot. Access all year is a breeze! Lot is 100' feet on Lincoln Park and 394 feet deep or .90 acres+/- . Access to both Lake Mary and Lake Huron within walking distance and a short drive or long walk to Lake Mary Dock. **Asking price \$12,000**
- 5.
6. **025-016,017,031,032 Red Wing Drive, BBI, MI 49775** ~ 4-10-acre parcels located on established two tracks! 40 acres total in great hunting and secluded area yet with access! No power available. This acreage is gorgeous!! Don't miss out! **Asking price \$74,900.00**

7. **880-002-10, 009-00 & 010-00 E. Huron Dr., BBI, MI 49775 ~ Lots 1-5, Block 2 S. R. Turners Lake View Highlands Sub.** High and dry lots with electric available and county road frontage! Located at the Southwest corner of Washington Park Blvd and E. Huron these lots offer ease in access all year around! Access to Lake Huron walking distance away! Total measurements for lots are 250' x 139'+/- or .79 acres. **Asking price for all 5 lots \$30,000**
- 8.
9. **660074092 E Huron, BBI, MI 49775 ~ Wow!** Lots 84, 85, 100 & 101 Crystal Beach Sub. consists of 13.82 acres+/- located on East end of BBI. This parcel has county road frontage and electric power available! This lot is untouched and ready for your imagination in development. Parcel consists of 4 subdivision lots, making the ideas endless-family compound, hunt club or create your own private single family get-a-way! Lake Huron access located just down the road! **Asking price \$49,500**
10. **660-073-00 E. Huron, BBI, MI 49775 ~ Lot 83, Crystal Beach Sub.** Gorgeous off water 1 acre+/- lot with county road frontage! Easy year around access to this buildable lot located on the East end of island. Electric power nearby! Make this your "part of the island" today. **Asking price \$14,000.00**
11. **660-133-00 Lincoln Ave, BBI, MI 49775 ~ Secluded 51.9' x 200'+/- lot.** Part of lot 127 Crystal Beach Subdivision. Road by this lot is platted but not physically in place. Great spot to hunt or get away! **Nicely priced at \$3,000.00**
12. **1326 E. Huron, BBI, MI 49775 ~ Beautifully crafted, well-built 2 story home with, 3 bedrooms, 2 bath.** Amazing pole barn! 106 feet of amazing Lake Huron Frontage! This is the place to be to catch the amazing sunrises to start your day! **Asking price \$549,000**
- 13.
14. **720-179-00 John R., BBI, MI 49775 ~ Lots 1-5, Block 20 Fruitland Sub.** Each lot measures 35' x 125' for a total of 175' x 125' or .50 acres+/- . Super nice high and dry lots, road by these lots is only a two track or path. Super great spot with wildlife galore! **Asking price for all 5 lots is \$4,500**
15. **720-185-00 Dorothy Ave, BBI, MI 49775 ~ Are you looking for an amazing hunting property? This is it!!** 10 lots located at back of Fruitland Subdivision and fronting on two sub roads, but these sub roads are not in place to or by these lots. Lots measure 35' x 125' each or a total of 175' x 250' or 1.004 acres. Lots border conservancy property to the back or West-ish creating more privacy! Great get-a-way spot! **Asking price for all 10 lots as a package is \$12,000**
16. **027-004-10 E. Huron Dr., BBI, MI 49775 ~ Gorgeous parcel just East of Packard Point** located in Packard Bay offering a bit of protection. The piece boasts 300 feet of Lake Huron Frontage and 6.76 acres+/- . County road frontage and electric power run through the property for ease in building. Building site will be across county road from Lake Huron. Want a parcel where you won't see your neighbors? **This is it! Asking price \$90,000**
17. **028-006-45 E. Huron, BBI, MI 49775 ~ Parcel 4, GL 2 & 3, Sec 28,** Located about 1-mile East of Twp. dock this 370' Lake Huron waterfront parcel is nestled in between Insel Haus B & B and the old Boathouse Restaurant/Motel. Great views and awesome spot for your

future cabin! Lot is 370' x 400' x 20' x 269.07" or 1.39 +/- acres and encompasses both sides of county road. Electric power nearby. **Offered @ \$109,000.00**

18. **028-006-55 E. Huron, BBI, MI 49775 ~ Parcel 5, GL 2 & 3, Sec 28**, Located about 1-mile East of Twp. dock this 186' Lake Huron waterfront parcel is nestled in between Insel Haus B & B and the old Boathouse Restaurant/Motel. Great views and awesome spot for your future cabin! Lot is 186' x 269' x 150' x 268' or 1.00 +/- acres and encompasses both sides of county road. Electric power nearby. **Offered @ \$55,800.00**

19. **028-007-30 East Huron Dr, BBI, MI 49775 ~ 18 Acres with over 315' on Lake Huron.** Plenty of room to Build your Cabin in the woods with you own Lake Huron frontage across the street. Wildlife abounds. Parcel Is Immediately West adjacent to Insel Haus. **Listed for \$179,000.00**

20. **840-145-00 Allegheny Ave, BBI, MI. 49775 ~ Pines!!** Lots 14-18, Block 10 Pointe Aux Pins Sub. 5 back lots located on the corner of Allegheny & Onondaga. Lots are 50' x 100' each or 250' x 100' total! Great area, close to everything! Perfect building site for your island get-a-way! **Asking \$22,500**

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22. **016-001-10 Lime Kiln Pte Rd., BBI, MI 49775 ~ Fabulous 40-acre parcel** that runs from county road to the baseline road! Great spot for that hunting cabin! Located about 1-mile West of Airport, this could be your ideal location! **Asking price \$80,000.00 SALE PENDING**

23. **2699 Straits View Lane, BBI, MI 49775 ~** This is a brand-new home. Comes mostly furnished. Great view of the Straits & the Mac Bridge! Property boasts a 30' x 50' pole barn with cement floor & doors on both ends! Come enjoy the wonderful views and privacy! **Asking price \$529,000**

24. **1556 E. Huron, BBI, MI 49775 ~** Lake Huron Waterfront home on 2.4 acres. This year-round home or summer retreat is waiting for its new owner. A detached 16 x 24 finished workshop and a 30 x 50 garage for the toys! The house has a master suite, second bedroom and 3rd loft bedroom for family and friends! Great Up-North feel. This one won't last so schedule an appointment today. **Asking price \$439,000~SALE PENDING!**

25. **740111 Cedar Ave., BBI, MI 49775 ~** Lots 80-84, Block 39 Huron Shores Sub.5 lots measuring 25x125 each or 125 x 125 total or a little over 1/3 of an acre! Cedar Ave is platted on paper but not physically put it, lots are about 500' North of Maple. Nice high and dry lots surrounded by State land! Walking distance to Lake Mary dock & Lake Huron! Perfect spot for your piece of paradise! Sale subject to court approval. **Asking price for all 5 lots as a package is \$6,000.00**

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29. **1222 Whitetail Dr., BBI, MI 49775** ~ 200' of beautiful waterfront on The Straits of Mackinac, well, septic, power and a shed all in place and ready to build! Isolated but not too far from the airport and Dock. **Asking price \$158,000**
- 30.
31. **1945 Comanche, BBI, MI 49775** ~ Nicely Maintained older home in a beautiful wooded setting boasting 4 bedroom, 1 bath. Large living room, Coming mostly furnished. State land across the drive, Deer o plenty. 32x24 garage. **Asking Price 149,900-SALE PENDING!**
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- 33.
34. **2965 Lime Kiln Pointe Road, BBI, MI 49775** ~ Barndominium !!! Beautiful 5 acre parcel, clearing and Mature hard woods both! Barn Structure is 1360 Sq. Ft. with 784 sq. ft. of living space, Very nicely done with that cozy feeling!! 2 bedrooms & 1 bath makes this place perfect! Rest of area is ready to house all your Toys!! **Asking price \$174,900**
- 35.
36. **720 W. Huron, BBI, MI 49775 ~ The Island Diner**-Are you looking to get away from it all and still make a living? This is an amazing seasonal business with room for your personal touches! Full-service restaurant, gas station, propane fill station & general store! Business also has a resort liquor license. Building also has a 2-bedroom, 1000 square foot year round home with full bath/ utility room combo & 2 car detached garage. Lot boasts 200' on Lake Huron & 500' deep or 2.30 acres!! Live & work where you love! Showings by appointment only! **Asking price \$499,000~SALE PENDING!**
37. **3117 S. Lakeshore Drive, BBI, MI 49775** ~ All I can say is WOW! Views, Views & more Views! Billion \$ view of the Mackinac Bridge from spacious deck! This amazing west end home boasts 2-3 bedrooms with many other rooms in home that could be used as sleeping space, 1.5 baths, 2 car attached garage, grand room concept in living/dining & kitchen! Nice back 3 season room for separation and added privacy plus a game room for the kids or the kid in all of us with slot machines, foosball table, air hockey table and pool table all staying with the property! Everything stays, a list will be provided of what seller is keeping, this home is turnkey! Bluff lot is 120' on Lake Huron and 590' deep or 1.55 acres! **Asking price \$439,900.00**
38. **00302600 Red Wing Dr., BBI, MI 49775** ~ Hunt-Fish-Play! Amazing 10 acre parcel in Section 3! This lot boasts frontage on two roads! There is no electric nearby, seek alternative power source. Parcel measures 300' x 1463' or 10 acres! Walking distance to Lake Mary and a short drive to Lake Huron. At NE corner there is a wet spot that holds water but the rest climbs high and dry! This would be a great spot for your cabin! You don't even have to leave home to hunt! **Asking Price \$18,000**
39. **365 E. Huron, BBI, MI 49775** ~ Established up and running Tavern, with beautiful Lake Huron Frontage, THis Tavern has been a long standing fixture on Beautiful Bois Blanc Island! This is your Chance to own the Up North Bar you have been dreaming About! **Asking Price \$399,000**

