

BOIS BLANC ISLAND REAL ESTATE INC.
CURRENT LISTINGS
Updated 6/22/2022
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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. **740-003-10 Woodward Ave, BBI, MI 49775** ~ Lots 9-13 Block 6 Huron Shores Sub. Fantastic lots within walking distance to Lake Huron! These are corner lots in the block and offer the perfect spot to hide from it all. Surrounded by State land! Lots measure 25' x 125 each or a total of 125' x 125 or about 1/3 of an acre! **Asking price for all 5 lots is \$5,500.00 ~ SALE PENDING!**
3. **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 1/2 acre! Away from the hustle and bustle. **Asking price of all 6 lots is \$6,600.00**
4. **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**
5. **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**

6. **760-020-00,040-00 Sarah Ave & Lincoln Park Blvd, BBI, MI 49775 ~ Lots 10, 11, 46 and 47 Lake Mary Sub**, Beautifully Hardwood parcel located very near to Lake Mary launch and walking distance to Lake Huron access. Lots measure about 100' x 395' each or a total of about .90 acres each or all lots are 200' x 790' = 3.6 acres +/- total! There is zero wetness on these parcels. Lots 46 & 47 front on Sarah Avenue while lots 10 & 11 front on Lincoln Park Blvd. **Asking price for lots 10 & 47 is \$18,500, asking price for lots 11 & 46 is \$18,500 or asking price for all 4 lots is \$37,000~SALE PENDING!**
7. **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**
8. **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**
9. **1571 E. Huron, BBI, MI 49775 ~ Home** has that roomy feel, but has several great areas for that quiet time, Spacious Deck on front of home. Quality built home. Currently being used as a rental property and is an excellent source of rental income. Seller will transfer current rental reservation to the new owner. Nicely secluded parcel, but easy driveway off county Road! **Asking Price \$224,900-SALE PENDING!**
10. **66005000 E. Huron, BBI, MI 49775 ~ Sunrise side!** Gorgeous 100' Lake Huron lot with open water views to the Northeast. Fabulous limestone beach and crystal-clear waters makes you not want to leave! Lot has county road frontage, electric power available and a trail to the beach. Lot offers 1.15 acres which is plenty of room for all your needs. Expand on trail to make a drive and clear a spot for your forever home! **Asking price \$55,000-SOLD! 6/1/22**
11. **660026 E. Huron, BBI, MI 49775 ~ Are you ready for this?** Fantabulous waterfront lot on Lake Huron in Crystal Beach sub! Enjoy the sparkling waters of Lake Huron on Lot 28 Crystal Beach Sub. Lot boasts 106.50 feet of waterfront and 1.82+/- acres! County road frontage and electric power available! Expanded on the existing trail/path from road to beach! Approved walkway over wet area by beach is in place. Amazing views on this lovely, wooded parcel. **Asking price \$59,900 ~SOLD! 6/2/22**
12. **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**
13. **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**

- 14. 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**
- 15. 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**
- 16. 1098 Coast Guard Trail, BBI, MI 49775** ~ Iconic Cotter Cottage, part of the famed Walkers Point Yacht club! Gorgeous 1930's + bungalow features 4-6 bedrooms, 3 full baths, beautifully remodeled kitchen with quaint dining room! Several areas in the home for "me" time or gather in the fabulous yard. Amazing deck overlooking Lake Huron. Quaint 3 season room for reading or quiet moments or entertain in the screened in porch! I see cocktail parties or evening gatherings. Perfect home for large or multifamily adventures! Guys don't fret there is a large garage, shed & gas tank! **Asking Price \$330,000.00**
- 17. 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**
- 18. 720-185-00 Dorothy Ave, BBI, MI 49775** ~ 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-away spot! **Asking price for all 10 lots as a package is \$13,000.**
- 19. 360 Rocky Road, BBI, MI 49775** ~ Spotless year around home walking distance to Lake Huron! This home has been meticulously take care of, you literally will not have to do a thing but move in! Home sits on 3 lots of about an acre each making it a total of 3 acres! 2 bedrooms, 1 +/- baths. Guys there is a newly built pole barn for storage and tinkering; Ladies there is a she shed that has been used for current owners quilting projects! This place has literally everything! **Asking price \$196,000 ~ SOLD!! 5/24/2022**
- 20. 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**
- 21. 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**
- 22. 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**

- 23. 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**
- 24. 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**
- 25. 1551 W. Pines Trail, BBI, MI 49775 ~ Nicely Done Home with that Million \$\$ View, Nice Pole Barn, Close to everything, yet secluded, wildlife abounds!!** 2 bedrooms, 2 baths and 3 season room with magnificent view of the South Channel! **Asking price \$330,000.00**
- 26. 1172 Sioux Ave., BBI, MI 49775 ~ Old Sand Bay School House lot!** This lot boasts county road frontage, driveway, electric power on site, county road frontage and a shed! A custom shed that could be used to store all your camping gear in while camping on this lot! Per Twp. Zoning, SHED MAY NOT BE USED AS CABIN! Electric Installed and has an older Shallow well, water will come out, however should not be considered potable. High and dry and surrounded by State land! Lot measures 100' x 190.45' x 102.35' x 216.07' or .46 acres! **Asking price \$26,000 ~ Sold 5-17-2022**
- 27. 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**
- 28. B-015-001-00 Straits View, BBI, MI 49775 ~ Parcel B, GL 3, Sec 15, Lake Huron-South Shore-West End!** Enjoy the crystal-clear waters of the Straits while sitting on this pristine piece of property! sunsets, serenity, seclusion & wildlife, this piece of heaven has it all. Let Bois Blanc Island grab your soul and escape your everyday world Bridge view plus 262.90 feet of Lake Huron waterfront & 5.1 acres+/- . Private drive from county road is in place, electric power runs through property. This lot will access off power line easement. Lot runs on both side of power line, so build your house on the waterside and keep it private, then add your garage or pole barn on other side of power line! Lot will be surveyed and well-marked! Lot measures 262.90 x 985 x 252 x 960 +/- **Asking price \$97,000 ~ SALE PENDING!**
- 29. C-015-001-00 Straits View, BBI, MI 49775 ~ Parcel C, GL 3, Sec 15, Lake Huron-South Shore-West End!** Enjoy the crystal-clear waters of the Straits while sitting on this pristine piece of property! sunsets, serenity, seclusion & wildlife, this piece of heaven has it all. Let Bois Blanc Island grab your soul and escape your everyday world. Bridge view plus 258.31 feet of Lake Huron waterfront & 5.2 acres+/- . Private drive from county road is in place, electric power runs through property. This lot will access off power line easement. Lot runs on both side of power line, so build your house on the waterside and keep it private, then add your garage or pole barn on other side of power line! Lot will be surveyed and well-marked! Lot measures 258.31 x 1000 x 252 x 985 **Asking price \$95,500 ~ SALE PENDING!**
- 30. F-015-001-00 Straits View, BBI, MI 49775 ~ Parcel F, GL 1-3, Sec 15, Lake Huron-South Shore-West End!** Enjoy the crystal-clear waters of the Straits while sitting on this

pristine piece of property! sunsets, serenity, seclusion & wildlife, this piece of heaven has it all. Let Bois Blanc Island grab your soul and escape your everyday world. Bridge view plus 248.21 feet of Lake Huron waterfront & 5.3 acres+/. Private drive from county road is in place, electric power runs through property. This lot will access off power line easement. Lot runs on both side of power line, so build your house on the waterside and keep it private, then add your garage or pole barn on other side of power line! Lot will be surveyed and well-marked! Lot measures 248.21 x 985 x 252 x 995 **Asking price \$92,000 ~ SALE PENDING!**

31. G-015-001-00 Straits View, BBI, MI 49775 ~ Parcel G, GL 1-3, Sec 15, Lake Huron-South Shore-West End! Enjoy the crystal-clear waters of the Straits while sitting on this pristine piece of property! sunsets, serenity, seclusion & wildlife, this piece of heaven has it all. Let Bois Blanc Island grab your soul and escape your everyday world. Bridge view plus 248.21 feet of Lake Huron waterfront & 5.3 acres+/. Private drive from county road is in place, electric power runs through property. This lot will access off power line easement. Lot runs on both side of power line, so build your house on the waterside and keep it private, then add your garage or pole barn on other side of power line! Lot will be surveyed and well-marked! Lot measures 248.21 x 975 x 252 x 985 **Asking price \$91,000 ~ SALE PENDING!**

32. H-015-001-00 Straits View, BBI, MI 49775 ~ Parcel H, GL 1-3, Sec 15, Lake Huron-South Shore-West End! Enjoy the crystal-clear waters of the Straits while sitting on this pristine piece of property! sunsets, serenity, seclusion & wildlife, this piece of heaven has it all. Let Bois Blanc Island grab your soul and escape your everyday world. Bridge view plus 374.53 feet of Lake Huron waterfront & 6.5 acres+/. Private drive from county road is in place, electric power runs through property. This lot will access off power line easement. Lot runs on both side of power line, so build your house on the waterside and keep it private, then add your garage or pole barn on other side of power line! Lot will be surveyed and well-marked! Lot measures 374.53 x 1000 x 252 x 975 **Asking price \$130,000 ~ SALE PENDING!**

33. I-015-001-00 Straits View, BBI, MI 49775 ~ Parcel I, GL 1-3, Sec 15, Lake Huron-South Shore-West End! Enjoy the crystal-clear waters of the Straits while sitting on this pristine piece of property! sunsets, serenity, seclusion & wildlife, this piece of heaven has it all. Let Bois Blanc Island grab your soul and escape your everyday world. Bridge view plus 350.67 feet of Lake Huron waterfront & 7.3 acres+/. Private drive from county road is in place, electric power runs through property. This lot will access off power line easement. Lot runs on both side of power line, so build your house on the waterside and keep it private, then add your garage or pole barn on other side of power line! Lot will be surveyed and well-marked! Lot measures 350.67 x 925 x 387.49 x 1000 **Asking price \$129,500 ~ SALE PENDING!**

34. J-015-001-00 Straits View, BBI, MI 49775 ~ Parcel J, GL 1-3, Sec 15, West End Acreage! 15.8 acres with shared driveway in place for ease of access. Electric power nearby but not at lot. Hardwoods & softwood speckle this awesome parcel! Peaceful and quiet best describe this area! Perfect spot for your get-a-way spot! Lot will be surveyed and well-marked! Lot measures 1117.81 x 1060 x 806 x driveway. **Asking price \$31,600 ~ SALE PENDING!**

35. K-015-001-00 Straits View, BBI, MI 49775 ~ Parcel K, GL 1-3, Sec 15, West End Acreage! 15.9 acres with shared driveway in place for ease of access. Electric power nearby but not at lot. Hardwoods & softwood speckle this awesome parcel! Peaceful and

quiet best describe this area! Perfect spot for your get-a-way spot! Lot will be surveyed and well-marked! Lot measures 806 x 780 x 976 x driveway. **Asking price \$31,800 ~ SALE PENDING!**

- 36. N-015-001-00 Straits View, BBI, MI 49775 ~ Parcel N, GL 1-3, Sec 15, West End Acreage!** 23.9 acres with County Road frontage & shared driveway in place for ease of access. Electric power nearby but not at lot. Hardwoods & softwood speckle this awesome parcel! Peaceful and quiet best describe this area! Perfect spot for your get-a-way spot! Lot will be surveyed and well-marked! Lot measures 1434 x 799 x 1165 County Road frontage x driveway. **Asking price \$47,800 ~ SALE PENDING!**
- 37. O-015-001-00 Straits View, BBI, MI 49775 ~ Parcel O, GL 1-3, Sec 15, West End Acreage!** 23.5 acres with shared driveway in place for ease of access. Electric power nearby but not at lot. Hardwoods & softwood speckle this awesome parcel! Peaceful and quiet best describe this area! Perfect spot for your get-a-way spot! Lot will be surveyed and well-marked! Lot measures 1434 x 732 x 1126 x driveway. **Asking price \$47,000 ~ SALE PENDING!**
- 38. P-015-001-00 Straits View, BBI, MI 49775 ~ Parcel P, GL 1-3, Sec 15, West End Acreage!** 23.7 acres with shared driveway in place for ease of access. Electric power nearby but not at lot. Hardwoods & softwood speckle this awesome parcel! Peaceful and quiet best describe this area! Perfect spot for your get-a-way spot! Lot will be surveyed and well-marked! Lot measures 1078 x 1000 x 1126 x driveway. **Asking price \$47,400 ~ SALE PENDING!**
- 39. Q-015-001-00 Straits View, BBI, MI 49775 ~ Parcel Q, GL 1-3, Sec 15, West End Acreage!** 23.5 acres with shared driveway in place for ease of access. Electric power nearby but not at lot. Hardwoods & softwood speckle this awesome parcel! Peaceful and quiet best describe this area! Perfect spot for you to get-a-way! Lot will be surveyed and well-marked! Lot measures 1285.68 x 560 x 1078 x driveway. **Asking price \$47,000 ~ SALE PENDING!**
- 40. 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 \$549,000**
- 41. 820-009-10 Bridgeview Dr., BBI, MI 49775 ~** Large 230 foot 9-acre parcel on Lake Huron. Enjoy the pristine waters of the Straits and view of the Mackinac Bridge! Parcel is wide enough to build and possibly not see your neighbors! Shared driveway in place to powerline, build you new drive off powerline to you new location! Its calling your name! **Asking price \$91,900~SALE PENDING!**
- 42. 820-024-20 Off Lime Kiln Pte Rd., BBI, MI 49775 ~** Beautiful Lake Huron 5-acre parcel facing North and looking at Mackinac Island! 202 feet of Lake Huron waterfrontage with sandy beach! Shared driveway in place to lot! Small shed on property. Power is nearby but not on lot, there are proposed electric stakes on lot. Waterfront lot lines have been marked. Nice mix of hardwood & softwood trees makes this lot feel like Up North! This is a remarkable parcel of land! **Asking price \$75,000~SOLD! 6/1/22**
- 43. INACTIVE TIL JULY 1 ~ 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**

- 44. 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**
- 45. 2 Airport Dr., BBI, MI 49775** ~ Airport hangar located on lot 2 which fronts the bbi airport runway! Lot measures 52' x 135' Rare opportunity to own an existing aero condo! This hangar boasts electric, electric garage door & cement floor! Airport code 6YI This will not last long! **Asking price \$80,000 -SALE PENDING!**
- 46.
- 47. 44 & 45 Blk 14 (720-153-00) Webber Ave., BBI, MI 49775** ~ Nicely wooded, high and dry lots. Lots have been surveyed and staked. Each lot measures 35' x 125' for a total of 70' x 125' or .20 acres. **Asking price for both lots as a package is \$4,500.00-SALE PENDING!**
- 48. 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**
- 49. 660010 Washington Park Blvd., BBI, MI 49775** ~ Lot 15, Boulevard Sub on Washington Park Blvd. Gorgeous lot off Washington Park Blvd! Fabulous variety of trees on this lot for that true up north feel! Lot has drive and small clearing with fire pit in place for your tent or camper. Lot measures 100' x 126.32' or .28 acres. Electric available but not on lot. Follow Washington Park Blvd. to end for your access to Lake Huron! **Asking price \$7,500**