PRIVATE ISLANDS INC.

SAINT MARYS ISLAND

THOUSAND ISLANDS, NEW YORK



0.3 ACRES · FREEHOLD

2,964 SQ FT CEDAR HOME · BUILT 1996

44.351°N 75.917°W

ELEVATION — SUMMIT 250 FT



THE ESTATE

At a Glance

LOCATION	Thousand Islands, New York
TITLE	Freehold
LAND AREA	0.3 acres
RESIDENCE	2,964 sq ft, built 1996
BEDROOMS	4 bed · 2 bath
SUMMIT	250 ft

DEGREES OF RIVER VIEW

Every room of the cedar home was engineered to capture the water, with unobstructed sightlines to Alexandria Bay, Heart Island and passing Seaway freighters.

ISLAND VITALS

PRICE
NOT PRINTED

ACREAGE
0.3 acres

TITLE
Freehold

SUMMIT
250 ft

WATERS
St. Lawrence River

RESIDENCE
2,964 sq ft cedar home

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REGION — NEW YORK — THE THOUSAND ISLANDS

The Thousand Islands scatter along the St. Lawrence River where Lake Ontario empties east, split between New York and Ontario. Private islands here are held freehold, outright and permanent, and the Alexandria Bay sector called Millionaires Row is the archipelago's most storied address.





MILLIONAIRES ROW

A Front-Row Seat on the Seaway

Saint Marys Island sits in Alexandria Bay's most prominent sector, on the stretch of riverfront known as Millionaires Row. From its shores, international freighters glide past on the St. Lawrence Seaway against the backdrop of historic Boldt Castle.

THE SETTING

Level Acres of Rock and Cedar

The level 0.3-acre lot is wrapped in decking that runs to the water's edge. Direct, unobstructed sightlines run to Alexandria Bay and to Heart Island, and the water views turn a full 360 degrees.

THE RESIDENCE

A Custom Cedar Home, Built 1996

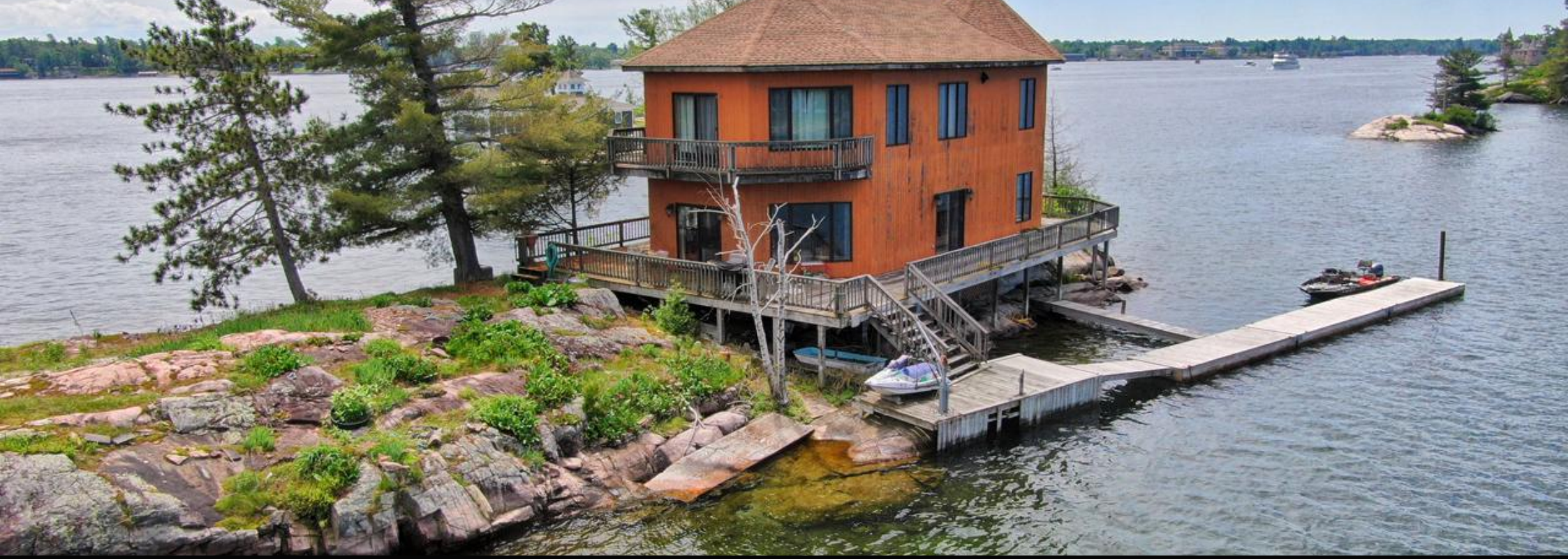
The 2,964 sq ft residence is clad in cedar outside and in: an open-concept river cottage with cathedral ceilings and hardwood floors throughout. Four bedrooms and two full bathrooms include a primary suite, and every room captures the water.

SERVICES

Power Under the River

A permanent underwater electric cable gives the island consistent power in every season, backed by a modern septic system and water filtration. Deep-water dockage takes large yachts and multiple pleasure craft at once.





LAND AND WATER

Rock Shore, Deep Water

The island's rock shoreline drops to protected deep water, with dockage designed for large yachts and multiple pleasure craft together. Swimming and water sports run straight off the dock, and wraparound decking keeps the whole lot at the water's edge all day.

KNOWN FOR

Millionaires Row: a custom cedar home on 0.3 freehold acres with 360-degree views of the St. Lawrence Seaway and Boldt Castle.

DAYTIME HIGH ±78°F · NIGHT LOW ±14°F



BY WATER

Minutes from Alexandria Bay

The listing places the island just minutes by boat from the Alexandria Bay mainland, its deep-water dock built for large yachts and multiple pleasure craft. Boldt Castle, on Heart Island, lies just across the channel.

BY AIR AND ROAD

Watertown International, 26 Miles

Watertown International Airport stands 26 miles away in a straight line. The listing also notes a short flight from New York City, then a scenic drive through Upstate New York to the Alexandria Bay shore.

DISTANCES — STRAIGHT LINE

Boldt Castle 1 mi · Alexandria Bay 1 mi · Watertown Int'l Airport 26 mi

0.3 ACRES • FREEHOLD • ONE ISLAND, ONE CEDAR HOME

LOCATION

On the Map

THOUSAND ISLANDS • ST. LAWRENCE RIVER, NEW YORK



GALLERY

The Estate in Frames



Cedar living and dining under cathedral ceilings



The kitchen in warm cedar



A bedroom with the river at the window



Cedar walls, hardwood floors, water views



PRIVATE ISLANDS INC.

THE WORLD'S AUTHORITY ON PRIVATE ISLAND SALES & RENTALS

SAINT MARYS ISLAND

THOUSAND ISLANDS, NEW YORK

CURRENT PRICE & AVAILABILITY

This brochure carries no printed price, so it can never be out of date. Scan the code or open the live listing for today's price and availability.

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