

PRIVATE ISLANDS INC.

MAJOR ISLAND

LAC DES ÎLES, QUEBEC



THE ISLAND — TERRAIN

416 ACRES · FREEHOLD
126 SUBDIVIDED LOTS

46.446°N 75.539°W

ELEVATION — SUMMIT 887 FT



THE ESTATE

At a Glance

LOCATION	Lac des Îles, Quebec
TITLE	Freehold
LAND AREA	416 acres
FRONTAGE	Over 5.6 km
LOTS	126 subdivided
SUMMIT	887 ft

LOTS ALREADY SUBDIVIDED

The island is legally prepared for development — 126 lots on title, 48 of them lakefront parcels already cleared for construction.

ISLAND VITALS

PRICE	ACREAGE
NOT PRINTED	416 acres
TITLE	SUMMIT
Freehold	887 ft
WATERS	REGION
Lac des Îles	Mont-Laurier, Quebec

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REGION — QUEBEC

North of Montreal, the Laurentians open into big-lake country — wide freshwater lakes, mixed forest and four-season recreation centred on the service town of Mont-Laurier. Freehold islands of this scale, already subdivided and undeveloped, seldom reach the open market in Quebec.





THE ISLAND

A Virgin Island at Scale

Major Island — L'Île Major — is described in its listing as the only remaining virgin island of this magnitude on Lac des Îles: 416 acres of lush forest and rolling hills behind a southern-exposed shoreline, with no buildings erected. The ground has been kept as it was found, an ecological sanctuary for the lake's flora and fauna.

THE INTERIOR

Forest, Field and Lookout

The interior is Laurentian country — forest, open field and rising ground. The listing notes a natural field suitable for an airstrip and a lookout point with panoramic views over the lake, giving a future owner both a working interior and a natural place to take in the whole holding.

THE SUBDIVISION

126 Lots, Ready to Build

Unlike most undeveloped islands, Major Island is legally prepared for immediate development: 126 subdivided lots in total, including 48 prime lakefront lots already cleared for construction. Mixed zoning — agricultural, commercial, recreational and residential — together with the subdivided status gives a clear roadmap for utilities and services.

THE VISION

Sanctuary or Development

The listing frames the same ground three ways: an exclusive family compound, a luxury eco-resort, or a staged residential development. What makes each credible is the combination the island already holds — absolute natural preservation on title that is, at the same time, shovel-ready.

A NOTE ON IMAGERY

One frame in the listing's gallery is a still taken from an AI-generated video clip. It has been excluded from this brochure; every photograph shown here comes from the listing's own gallery photography.





LAND AND WATER

A Lake Island Shoreline

Over 5.6 kilometres of frontage wraps the island — a large sandy beach, three smaller private coves, and shore after shore for swimming and launching watercraft. Inside, a natural field lies open in the forest, and a lookout point takes in panoramic views across the lake. Lac des Îles is known for navigable waters and a diversity of fish species, with fishing and boating straight from the island's shores.

KNOWN FOR

Scale and readiness — a 416-acre virgin island on Lac des Îles, subdivided into 126 lots with 48 cleared lakefront parcels.

SUMMER HIGH 75°F • WINTER LOW 3°F



BY WATER

The Mainland Landing

Major Island is reached by boat across Lac des Îles. The sale includes a dedicated waterfront lot on the mainland's municipal road, with electricity in place — a permanent landing for a private dock and guest arrivals, tied directly into the regional road network.

THE GATEWAY

Mont-Laurier, Close at Hand

Mont-Laurier, the region's service town, lies about eight miles straight-line to the north — hospital, golf courses and alpine skiing close at hand, along with the celebrated P'tit Train du Nord cycling trail running through Laurentian lake country.

DISTANCES — STRAIGHT LINE

Mont-Laurier 7.6 mi · Kiamika 7.8 mi · Notre-Dame-de-Pontmain 11.9 mi

ONE ISLAND • 416 ACRES • 126 LOTS

LOCATION

On the Map

LAC DES ÎLES • MONT-LAURIER REGION, QUEBEC



GALLERY

The Estate in Frames



Autumn colour over the island's bays



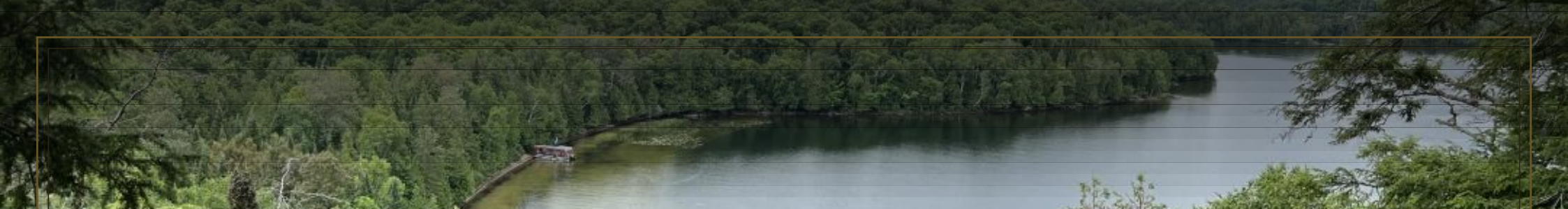
A rocky, tree-lined shore



A quiet cove



A conifer point on the lake



PRIVATE ISLANDS INC.

THE WORLD'S AUTHORITY ON PRIVATE ISLAND SALES & RENTALS

MAJOR ISLAND

LAC DES ÎLES, QUEBEC

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.



www.privateislandsonline.com/canada/quebec/major-island

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