PRIVATE ISLANDS INC.

BABY TAR ISLAND

ST. LAWRENCE RIVER, ONTARIO



1.3 ACRES · FREEHOLD

THREE RESIDENCES · 10 BEDROOMS

44.385°N 75.914°W

ON THE ISLAND

TWO-STOREY BOATHOUSE

TWO WET SLIPS WITH LIFTS

TWO TAR ISLAND LOTS

THE ESTATE

At a Glance

LOCATION	St. Lawrence River, Ontario
TITLE	Freehold
LAND AREA	1.3 ac + 2 Tar Island lots
RESIDENCES	3
BEDROOMS	10
BATHROOMS	8

BEDROOMS ACROSS THREE RESIDENCES

Ten bedrooms and eight bathrooms spread across a main house, a guest cottage and the residence above the boathouse.

ISLAND VITALS

PRICE
NOT PRINTED

ACREAGE
1.3 acres

TITLE
Freehold

RESIDENCES
3

BEDROOMS
10

WATERS
St. Lawrence River

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REGION — EASTERN ONTARIO

The Thousand Islands scatter along the St. Lawrence River where Lake Ontario narrows eastward — some 1,800 islands of granite and pine between Ontario and New York. Canadian-side islands are typically held freehold, reached by boat from villages like Rockport, and prized as seasonal family compounds.





THE ISLAND

A Century-Old Compound

Baby Tar Island is an iconic family compound that balances century-old charm with contemporary renovations. The estate is designed for high-capacity hosting, with total privacy between the main residence, the guest cottage and the residence atop the boathouse — and 360-degree river views with deep-water access throughout.

THE MAIN HOUSE

Stone, Glass and River Light

The Main House holds two to three bedrooms behind a glassed-in veranda framing panoramic south and west river views. A dramatic stone fireplace anchors the living space, and the primary suite runs to three rooms.

THE GUEST HOUSE

Dining Over the Water

The Guest House has been reimagined as a contemporary three-bedroom cottage. Its glass-walled dining room hangs over the island's edge, with a stylish wine cellar on the lower level and a new kitchen among the renovations.

THE BOATHOUSE

A Residence on the River

The two-storey boathouse — among the most magnificent on the Canadian side of the river — holds two wet slips with lifts below and a totally renovated five-bedroom summer residence above, with its own kitchen, dining area and a massive screened-in porch directly over the water.





LAND AND WATER

Wooded, Rolling, Ringed by River

The property is a 1.3-acre wooded and rolling landscape, park-like in the middle of the river, with two additional lots on neighbouring Tar Island expanding the estate's footprint. The shoreline is well-fortified and designed for active water use, with direct river views from nearly every vantage point — private nooks, expansive decks, sunrise over the east deck and sunset from the sitting porch.

KNOWN FOR

A century-old, three-residence family compound and one of the most magnificent boathouses on the Canadian side of the St. Lawrence River.

SUMMER HIGH 78°F · WINTER LOW 10°F



BY WATER

Boat Only, from Rockport

Access is exclusively by boat, with the village of Rockport — one mile straight-line to the west — serving as the primary mainland gateway. The two-storey boathouse takes significant vessels in two wet slips with lifts on its main floor.

THE GATEWAY

Gananoque & Kingston

Gananoque, the Thousand Islands' service town, lies 13 miles to the southwest, with Kingston at 26 miles where the river meets Lake Ontario. Modern infrastructure — septic, electricity and a high-capacity water intake with purifier and heater — keeps the seasonal estate running efficiently.

DISTANCES — STRAIGHT LINE

Rockport 1 mi · Gananoque 13 mi · Kingston 26 mi

THREE RESIDENCES • TWO WET SLIPS • 360-DEGREE RIVER VIEWS

LOCATION

On the Map

ST. LAWRENCE RIVER • THOUSAND ISLANDS, ONTARIO



GALLERY

The Estate in Frames



Stone fireplace, main living room



Primary suite with fireplace



Guest house kitchen



Cottage on the granite shore



PRIVATE ISLANDS INC.

THE WORLD'S AUTHORITY ON PRIVATE ISLAND SALES & RENTALS

BABY TAR ISLAND

ST. LAWRENCE RIVER, ONTARIO

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/ontario/eastern-ontario/baby-tar-island

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