

# \$249,000 - 70 Haley Drive, Deerfield

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MLS® #202216323

**\$249,000**

3 Bedroom, 1.50 Bathroom, 1,792 sqft  
Residential

Deerfield, Deerfield, NS

Development opportunity! Fixer-upper farmhouse on 10.5 acres of prime riverfront land. This is a very quiet and peaceful spot. This would be an ideal hobby farm or equestrian property, with approximately 4 acres of cleared field area, this would be a great spot for horses or farm animals. With approximately 550ft of private river frontage, this would be a wonderful place to build your dream home, or subdivide into riverfront building lots to recoup your investment. The farmhouse has been maintained over the years and you can see the good work that has been done here. Upon entry you enter a large sunroom that would be a great place to spend time once cleaned up. The central eat-in kitchen is bright and spacious and has a dining area. There is a cozy wood stove that makes the downstairs easy to heat. There is an optional main-floor bedroom and there is a bathroom / laundry room on the main level as well. Upstairs you will find the large master suite, a bathroom with a unique tiled shower stall and another bedroom as well. There are outbuildings outside offering lots of workshop and storage space or could be converted to house animals. There is lots of room for gardening and outdoor activities. There is an artesian well that has never gone dry. This could be the one you have been waiting for. This should be seen in person to fully appreciate!

Built in 1922



## Essential Information

MLS® #	202216323
Price	\$249,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,792
Year Built	1922
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	April 18th, 2023

## Community Information

Address	70 Haley Drive
Area	Yarmouth
District	County Hwy 340
Sub-District	Deerfield
City	Deerfield
County	Yarmouth
Province	NS
Postal Code	B5A 5N7

## Amenities

Utilities	Electricity Connected, Phone Connected
Is Waterfront	Yes
Waterfront	River Front, River Access

## Interior

Interior Features	High Speed Internet
Heating	Forced Air, Furnace, Stove
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Partial, Unfinished

## Exterior

Lot Description	10 to 49.99 Acres
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Roof	Asphalt
Construction	Wood Siding
Foundation	Stone

### **Additional Information**

Zoning	RES
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### **Listing Details**

Listing Office	Viewpoint Realty Services Inc. (Shelburne)
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