

\$529,900 - 302 Todd Road, New Russell

MLS® #202224047

\$529,900

2 Bedroom, 2.50 Bathroom, 1,073 sqft

Residential on 1.17 Acres

A3, New Russell, NS

This property can be summed up with one word. Tranquility. Situated on a calm, peaceful lake with direct water frontage, where you can canoe with loons in the early morning, youâ€™ll fall in love with the serene atmosphere. Enjoy this live-in residence all year long. Donâ€™t forget, it also provides an excellent place for winter sports, such as snow-shoeing and skating on the lake. This 6 year new quality contemporary 2 bedroom 2 full bath bungalow was meticulously designed with thoughtful details and future-proofed. It comes wired for a generator so that power outages wonâ€™t be a worry. This home is perfect for a retired couple as itâ€™s all one level with no stairs. Open concept kitchen/dining/living area with vaulted ceilings and large windows overlooking Letson Lake give this beautifully designed home a spacious and airy feeling. The master bedroom has an ensuite walk-in closet through to the ensuite bath. Two energy efficient heat pumps and a wood stove will keep you warm and cozy. From the living room, you can walk out to your large deck and sit under a gazebo as you look at the lake or take a soak in the brand new hot tub. There are several large outbuildings that provide for all your needs, all thoughtfully wired with electricity and 2 smaller wood sheds. A 1 year new 1.5 garage can house your car in addition to being a workshop. â€œBunkieâ€• with a half bath that can be used as an office space (hardwired with high speed internet) or a spare room for guests.



Large shed with a roll-up door and 2 smaller sheds will store anything you might have. This home has been beautifully landscaped with ornamental gardens, and a lush green lawn leading to a dock and a deck right at the water's edge. Close to Ross Farm Museum, ski hills, golf courses, wineries and sailing waters of Mahone Bay. Not far from amenities of New Ross (15 mins), Bridgewater or Kentville (30-45 mins) or Halifax (an hour). Prepare to fall in love with this piece of paradise.

Built in 2016

Essential Information

MLS® #	202224047
Price	\$529,900
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,073
Acres	1.17
Year Built	2016
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	December 13th, 2022

Community Information

Address	302 Todd Road
Area	South Shore
District	405-Lunenburg County
Sub-District	A3
City	New Russell
County	Lunenburg
Province	NS

Postal Code B0J 2M0

Amenities

Utilities Electric, Electricity Connected, Phone Connected
Parking Spaces 3
Parking Detached, 1.5, Wired, Gravel, Parking Spaces(s), Single
of Garages 2
View Lake
Is Waterfront Yes
Waterfront Lake, Access: Boat, Lake Privileges

Interior

Interior Features Ensuite Bath, High Speed Internet
Appliances Range, Dishwasher, Freezer - Chest, Range Hood, Refrigerator, Water
Meter, Water Purifier, Water Softener
Heating Baseboard, Ductless, Stove
Fireplace Yes
Fireplaces Wood Burning Stove
Basement None

Exterior

Lot Description 1 to 2.99 Acres, Partially Cleared, Partial Landscaped, Level, Wooded
Roof Asphalt
Construction Wood Siding
Foundation Slab

Additional Information

Zoning Residential

Listing Details

Listing Office RE/MAX South Shore Realty(1989) Ltd-Bridgewater

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