

\$750,000 - 14 Alline Street, Wolfville

MLS® #202226061

\$750,000

2 Bedroom, 2.00 Bathroom, 1,724 sqft

Residential

V2, Wolfville, NS

Looking for a quality built home ? Look no further then this gem located in the Town of Wolfville, well known as home to Acadia University. The open concept, 2 bedroom, 2 bathroom property will surely feel like home from the moment you walk through the door. Beautiful hardwood floors flow down the hall, into both bedrooms and throughout the spacious living room. Primary bedroom has its own 4pc ensuite as well as a 5 x 6.5 walk in closet with ample shelves and storage. Across the hall you will find a den/office room & a 3pc bath/laundry combo room with a brand new energy efficient washer & dryer. If you are the primary chef in the family then the kitchen will not disappoint. Beautiful cupboards with easy slide shelving provides sufficient storage space. The built in desk station will help keep everything & everyone organized in one spot. This home offers 3 heating options with radiant in-floor, ductless heat pumps, and a gorgeous propane fireplace, all to keep you comfortable in any season. Whether it is early morning coffee, mid afternoon cocktails or BBQing, you will surely enjoy the 16 x 14 covered porch with a magnificent view of the Bay of Fundy & Blomidon. Property hosts 2 garages that are wired & heated. The 20 x 14 "attached" garage could easily be converted into more living space such as a 3rd bedroom if need be. The 30 x 20 "detached" garage has a built in work bench station and a loft area that is easily accessible for extra storage space. Beautifully landscaped lawn & gardens add the finishing



touches to this executive home in a quiet neighborhood. Call today for your private viewing.

Built in 2012

Essential Information

MLS® #	202226061
Price	\$750,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,724
Year Built	2012
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	December 15th, 2022

Community Information

Address	14 Alline Street
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Wolfville
County	Kings
Province	NS
Postal Code	B4P 1J4

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking View	Attached, Detached, Heated Garage, Wired, Double, Paved Bay

Interior

Interior Features	Central Vacuum, Ensuite Bath, High Speed Internet
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Appliances	Central Vacuum, Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Fireplace(s), Ductless, In Floor, Radiant
Cooling	Ductless
Fireplace	Yes
Fireplaces	Propane
Basement	None

Exterior

Lot Description	Under 0.5 Acres, Landscaped, Level
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter, Slab

School Information

Elementary	Wolfville School
Middle	Wolfville School
High	Horton High School

Additional Information

Zoning	R1
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Listing Details

Listing Office	Keller Williams Select Realty (Kentville)
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