

# \$399,000 - 228 Fauxburg Road, Mahone Bay

MLS® #202226736

## \$399,000

4 Bedroom, 1.50 Bathroom, 2,184 sqft  
Residential on 1.17 Acres

B2, Mahone Bay, NS

TUCKED AWAY IN MAHONE BAY is welcomed to the market in the beautiful Mahone Bay which is located in the heart of the South Shore. This peaceful and private property boasts 1.14 acres, and also is backed on the rails to trails making it a perfect location. This home was built as a Habitat for Humanity home in 2012, with energy efficiency in mind, as the walls have 2 layers of insulation along with a heat pump installation. It is a rare find to have a home with 4 bedrooms, but if that is what you've been waiting for then look no further. Take a moment to enjoy the lifestyle video, which showcases the area and home in their true forms. All offers to be presented by Monday, December 12th at 12pm. Call today to view before its too late!



Built in 2012

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 202226736 |
| Price          | \$399,000 |
| Bedrooms       | 4         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 2,184     |
| Acres          | 1.17      |
| Year Built     | 2012      |

|           |                         |
|-----------|-------------------------|
| Type      | Residential             |
| Sub-Type  | Single Family Residence |
| Status    | Closed                  |
| Date Sold | February 28th, 2023     |

### Community Information

|              |                      |
|--------------|----------------------|
| Address      | 228 Fauxburg Road    |
| Area         | South Shore          |
| District     | 405-Lunenburg County |
| Sub-District | B2                   |
| City         | Mahone Bay           |
| County       | Lunenburg            |
| Province     | NS                   |
| Postal Code  | B0J 2E0              |

### Amenities

|           |                                                  |
|-----------|--------------------------------------------------|
| Utilities | Electric, Cable Connected, Electricity Connected |
| Parking   | No Garage, Dirt, Gravel, Multiple Driveways      |

### Interior

|                   |                                                |
|-------------------|------------------------------------------------|
| Interior Features | High Speed Internet                            |
| Appliances        | Stove, Dishwasher, Dryer, Washer, Refrigerator |
| Heating           | Baseboard, Heat Pump                           |
| Stories           | Split Entry                                    |
| Has Basement      | Yes                                            |
| Basement          | Full, Walk-Out Access                          |

### Exterior

|                 |                                                 |
|-----------------|-------------------------------------------------|
| Lot Description | 1 to 2.99 Acres, Cleared, Softwood Bush, Wooded |
| Roof            | Asphalt                                         |
| Construction    | Vinyl Siding                                    |
| Foundation      | Concrete Perimeter                              |

### Additional Information

|        |     |
|--------|-----|
| Zoning | TBA |
|--------|-----|

### Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | Royal LePage Atlantic |
|----------------|-----------------------|

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