

# \$299,900 - 26 12 Discovery Crescent, Ardoise

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MLS® #202227179

**\$299,900**

3 Bedroom, 2.00 Bathroom, 1,642 sqft

Residential

V1, Ardoise, NS

Act quickly and bring your offer! This is a foreclosure sale of a 4-year-old bungalow style home on a large corner lot in the up and coming community of Forest Lakes. The home and property are not quite done, just needs your vision, finishing touches and a bit of hard work. Make this home yours! Yes, the golf course is gone for now but these properties in Forest Lakes are large and it's a great young community with lots of potential and the privacy and setting you need to see for yourself. The "Graywood"™ layout features everything you could want, all on one floor, including three bedrooms and two bathrooms. The master bedroom is large, and it has a huge walk-in closet and ensuite. The expansive windows throughout welcome the natural beauty of the outdoors into this home. The open-concept kitchen, dining, and great open area, which is equipped for a propane fireplace, would be perfect for enjoying cozy nights indoors. The kitchen area design and layout are ready for what "you"™ want and what best suits you. A patio door off the dining area leads to the rear of the property with lots of privacy. Landscaping has yet to be finished. This home also offers a double garage, allowing for additional storage space. The home is fully equipped with plumbing and electrical wiring and all the floors and walls are fully complete and painted as well. The home is wired for an electrical heat pump and the septic and water systems still need to be hooked up. Close to walking and biking trails



and Cochrane's Lake or just enjoy strolls within the community itself. The property is available for quick possession.

### Essential Information

MLS® #	202227179
Price	\$299,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,642
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	January 30th, 2023

### Community Information

Address	26 12 Discovery Crescent
Area	Annapolis Valley
District	Hants County
Sub-District	V1
City	Ardoise
County	Hants
Province	NS
Postal Code	B0N 3A0

### Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Double, Gravel
# of Garages	2

### Interior

Appliances	None
Heating	No Heating/Cooling
Cooling	No Heating/Cooling
Basement	None

**Exterior**

Lot Description	0.5 to 0.99 Acres, Partially Cleared, Not Landscaped, Level
Roof	Asphalt
Construction	Wood Siding
Foundation	Concrete Perimeter, Slab

**School Information**

Elementary	Brooklyn District Elementary School
Middle	West Hants Middle School
High	Avon View High School

**Additional Information**

Zoning	GR
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**Listing Details**

Listing Office	Sutton Group Professional Realty
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