

# \$349,900 - 45 Rectory Street, Bridgetown

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MLS® #202300794

**\$349,900**

2 Bedroom, 2.00 Bathroom, 1,551 sqft

Residential on 0.23 Acres

V4, Bridgetown, NS

Exceptional quality bungalow in Bridgetown. Tucked away on a quiet street is this 2 bedroom, 2 bath home built with ICF construction for superior efficiency, with a 'time of day' power saving system and low maintenance. You will love the open living and dining area that leads to the sunroom and it's adjoining patio. Primary bed room with full ensuite bath and huge walk-in-closet. Custom blinds recently installed throughout, heat pump and efficient, low maintenance in-floor radiant heating, attached garage with some space for tinkering. All appliances will remain. Home was built to be 'accessible' when it was built (except sunroom addition). This is an ideal location close to shops, schools, rinks and the wonderful Harvest Moon Trail for hiking and biking. Steel roof is 2 years old, exterior paint job in fall 2022.



Built in 2002

## Essential Information

MLS® #	202300794
Price	\$349,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,551
Acres	0.23
Year Built	2002

Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	April 17th, 2023

### Community Information

Address	45 Rectory Street
Area	Annapolis Valley
District	Annapolis County
Sub-District	V4
City	Bridgetown
County	Annapolis
Province	NS
Postal Code	B0S 1C0

### Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Attached, Single, Wired, Concrete
# of Garages	1

### Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Electric Range, Dryer, Washer, Refrigerator
Heating	Ductless, In Floor, Radiant
Basement	None

### Exterior

Lot Description	Under 0.5 Acres, Landscaped
Roof	Steel
Construction	Wood Siding
Foundation	Slab, Insulated Concrete

### School Information

Elementary	Bridgetown Regional Community School
Middle	Bridgetown Regional Community School
High	Bridgetown Regional Community School

### Additional Information

Zoning R1

## **Listing Details**

Listing Office RE/MAX Banner Real Estate

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Listing information last updated on October 15th, 2025 at 10:33am ADT