

\$270,000 - 2726 Second Division Road, Lower Concession

MLS® #202301503

\$270,000

3 Bedroom, 1.00 Bathroom, 1,057 sqft
Residential on 4.59 Acres

V4, Lower Concession, NS

Discover the potential of country living in this cozy, well maintained, 3-bedroom bungalow. Spacious rooms with ample natural light. Large living room with cozy reading nook. Updates and modern touches include a 2 year old metal roof and large private cement patio for entertaining, 1 year old heat pump and 4 year old oil tank. Wide open unfinished basement, with walkout, ready to transform into a play/rec room, home gym, bar, hobby room or game room the choices are endless. Maximize your storage space and park your car in the 20' x 24' wired garage, with a second story. Move in ready and nestled on 4.59 acres of lush land in a peaceful neighbourhood. Mature blueberry bushes and apple trees offer a perfect foundation for a hobby farm. Wired for generator. Located in the small coastal village of Clare NS. Conveniently minutes from local amenities grocery, post office, bank, pharmacy, coffee and gas stop, shopping and restaurants. This property is a rare find, book your viewing today.



Essential Information

MLS® #	202301503
Price	\$270,000
Bedrooms	3
Bathrooms	1.00

Full Baths	1
Square Footage	1,057
Acres	4.59
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	July 27th, 2023

Community Information

Address	2726 Second Division Road
Area	Annapolis Valley
District	Digby County
Sub-District	V4
City	Lower Concession
County	Digby
Province	NS
Postal Code	B0W 2Z0

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Single, Wired, Gravel
# of Garages	1

Interior

Interior Features	High Speed Internet
Appliances	Electric Range, Dishwasher, Refrigerator, Water Softener
Heating	Ductless, Hot Water
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out Access

Exterior

Lot Description	3 to 9.99 Acres, Partially Cleared, Level, Wooded
Roof	Steel
Construction	Wood Siding
Foundation	Concrete Perimeter

Additional Information

Zoning

General

Listing Details

Listing Office

Engel & Volkers (Yarmouth)

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