

\$334,000 - 191 Highway 208, New Germany

MLS® #202303311

\$334,000

3 Bedroom, 1.00 Bathroom, 1,200 sqft

Residential on 22.50 Acres

C3, New Germany, NS

Have you dreamed of owning a hobby farm? This 22.5 acre home boasts a picturesque view of rolling hills and woodlands enjoyed best from the back deck. At the front of the home, a greenhouse with alluring red brick flooring sits adjacent to the carport for easy growing; however, in the backyard youâ€™ll find the piÃ§ce de rÃ©sistance - a pond that freezes in winter for skating with the family. A casual stroll down the drive will take you to the 2 spacious outbuildings. The barn is set up with stalls on the lower level, and for hay above. The second building has indoor storage for those larger machines, and the loft above could be finished as an entertainment space. This charming bungalow has had recent upgrades including a new picture window, glass sliding doors and insulation in the basement, upgraded 200 amp panel and a centrally ducted heat pump! Close to schools, shopping and 115 acre municipal Park- River Ridge Common, all your needs are close at hand. Call now to book a showing before itâ€™s gone!



Built in 1968

Essential Information

MLS® #	202303311
Price	\$334,000
Bedrooms	3
Bathrooms	1.00

Full Baths	1
Square Footage	1,200
Acres	22.50
Year Built	1968
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	May 29th, 2023

Community Information

Address	191 Highway 208
Area	South Shore
District	405-Lunenburg County
Sub-District	C3
City	New Germany
County	Lunenburg
Province	NS
Postal Code	B0R 1E0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	Attached, Carport, Wired, Paved

Interior

Appliances	Stove, Dishwasher, Dryer, Washer
Heating	Forced Air, Heat Pump
Cooling	Ductless
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out Access

Exterior

Lot Description	10 to 49.99 Acres, Partially Cleared, Rolling Slope, Sloping/Terraced, Wooded
Roof	Asphalt
Construction	Wood Siding
Foundation	Block

School Information

Elementary	New Germany Elementary School
High	New Germany Rural High School

Additional Information

Zoning	No Zoning
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Listing Details

Listing Office	RE/MAX Nova
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