

# \$149,900 - 253 Athol Road, Athol

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MLS® #202303326

**\$149,900**

1 Bedroom, 1.00 Bathroom, 1,462 sqft

Residential on 2.13 Acres

N/A, Athol, NS

Well maintained home situated on 2.13 acres, in the country with a paved driveway and parking! This home began its story in the 70's and has been completely renovated since then, adding the brick exterior, a metal roof, on a full, concrete foundation, with an addition built onto the back of the home and a screened room onto the front. This home has all vinyl windows, all but the large one in the basement for wood storage, seamless gutters, 2 heat pumps for when the heat from either the oil furnace or the wood furnace is not required. Park your car and walk in through the sheltered main entrance, where you see the family room across from the washroom, laundry, and bedroom. From there you see the living room open to the kitchen and the front door leading to the screened room on the deck. The finished rooms in the basement provide more living space, utilities & storage. A short drive to the communities of Springhill and Amherst for amenities and services, or to explore the Bay of Fundy and shores of the Northumberland Strait. Both communities provide rec centres for sports and activities, local history, dining, community college sites and more. Pride of ownership is apparent with 253 Athol Road, which you will see either in person or with the virtual tour!



## Essential Information

MLS® #

202303326

Price	\$149,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	1,462
Acres	2.13
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	April 14th, 2023

### **Community Information**

Address	253 Athol Road
Area	Northern Region
District	102S-South of Hwy 104, Parrsboro and Area
Sub-District	N/A
City	Athol
County	Cumberland
Province	NS
Postal Code	B0M 1W0

### **Amenities**

Utilities	Electric, Electricity Connected, Phone Connected
Parking	Other, Paved

### **Interior**

Interior Features	Central Vacuum, High Speed Internet
Appliances	Stove, Dryer, Washer, Freezer - Stand Up, Refrigerator
Heating	Forced Air, Furnace, Ductless
Cooling	Ductless
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Lot Description	1 to 2.99 Acres, Partially Cleared, Partial Landscaped, Sloping/Terraced
Roof	Metal
Construction	Brick

Foundation                      Concrete Perimeter

**School Information**

Elementary                      River Hebert District Elementary School  
High                                River Hebert District High School

**Additional Information**

Zoning                          AG

**Listing Details**

Listing Office                      Coldwell Banker Open Door Realty Ltd.

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