

# \$525,000 - 78 Dufferin Street, Bridgewater

MLS® #202303504

**\$525,000**

4 Bedroom, 2.00 Bathroom, 3,332 sqft

Residential on 0.79 Acres

C1, Bridgewater, NS

This stately home features a spacious interior and a large but sheltered mosaic of lawn, garden, and mature trees in the back. Youâ€™ll be amazed at the rows of mature rhododendrons and assorted perennials nestled right in the heart of town. Many historic features of the house have been maintained including original solid hardwood floors and historic stucco wall finishes. The main floor features spacious rooms, an elegant fireplace, large kitchen and a sunny breakfast nook. The second floor has 4 bedrooms and a sunroom that offers a panoramic view of the back gardens. The spacious third floor could be developed as additional living or storage space, with three rooms joined by what could be a lounge area. The property is zoned C6 which allows both residential and commercial use. Modern features include an automatic propane backup generator, heat pumps on two floors, and an accessible verandah. This property is one of a kind and worth exploring.



Built in 1881

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | 202303504 |
| Price      | \$525,000 |
| Bedrooms   | 4         |
| Bathrooms  | 2.00      |
| Full Baths | 1         |
| Half Baths | 2         |

|                |                         |
|----------------|-------------------------|
| Square Footage | 3,332                   |
| Acres          | 0.79                    |
| Year Built     | 1881                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | June 29th, 2023         |

### Community Information

|              |                      |
|--------------|----------------------|
| Address      | 78 Dufferin Street   |
| Area         | South Shore          |
| District     | 405-Lunenburg County |
| Sub-District | C1                   |
| City         | Bridgewater          |
| County       | Lunenburg            |
| Province     | NS                   |
| Postal Code  | B4V 2G3              |

### Amenities

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Utilities      | Electric, Cable Connected, Electricity Connected, Phone Connected |
| Parking Spaces | 1                                                                 |
| Parking        | No Garage, Parking Spaces(s), Paved, Single                       |

### Interior

|                   |                                                  |
|-------------------|--------------------------------------------------|
| Interior Features | High Speed Internet                              |
| Appliances        | Trash Compactor, Glass Cooktop, Oven, Dishwasher |
| Heating           | Baseboard, Furnace, Ductless, Hot Water          |
| Fireplace         | Yes                                              |
| Fireplaces        | Fireplace(s)                                     |
| # of Stories      | 3                                                |
| Stories           | 3 Storey                                         |
| Has Basement      | Yes                                              |
| Basement          | Full, Partially Finished                         |

### Exterior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Exterior Features | Balcony                                                                    |
| Lot Description   | 0.5 to 0.99 Acres, Hardwood Bush, Landscaped, Level, Softwood Bush, Wooded |
| Roof              | Asphalt                                                                    |

|              |             |
|--------------|-------------|
| Construction | Wood Siding |
| Foundation   | Stone       |

### **School Information**

|            |                                       |
|------------|---------------------------------------|
| Elementary | Bridgewater Elementary School         |
| Middle     | Bridgewater Junior Senior High School |
| High       | Park View Education Centre            |

### **Additional Information**

|        |    |
|--------|----|
| Zoning | C6 |
|--------|----|

### **Listing Details**

|                |                                         |
|----------------|-----------------------------------------|
| Listing Office | RE/MAX Banner Real Estate (Bridgewater) |
|----------------|-----------------------------------------|

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Listing information last updated on October 16th, 2025 at 2:18pm ADT