

\$469,000 - 183 Third Avenue, Digby

MLS® #202303904

\$469,000

4 Bedroom, 2.50 Bathroom, 3,310 sqft

Residential on 1.68 Acres

V4, Digby, NS

Elegantly sitting on 1.22 acres and offering you the most perfect place to call home. This stunning four bedroom, 2.5 bath home will command your attention the moment your eyes come up on it. Amazing views of the Basin, where you can watch the local fishing fleet coming and going. Beautifully landscaped grounds and a back yard oasis that will have you never wanting to leave. A paving stone patio complete with gazebo, new back deck, raised garden beds, various fruit trees and bushes (blueberry, pear, raspberries, blackberries, cherries), partially fenced in for added privacy, a large workshop where the tennis court was located and last but not least, a 20x40 in ground pool! Truly a back yard that is sure to impress! As if all this wasn't enough to make you want to call this incredible property home, wait until you step inside. So many wonderful features are being offered. An open concept kitchen and dining area, newly renovated in 2021, a sun room generous in size and affords you ample natural lighting and is accessible from the pool area. A large primary suite complete with 1/2 bath en suite, a living room that overlooks your private back yard, a family room that is spacious but offers warmth and coziness from the wood stove and offers you a stunning view of the Basin, and bedrooms all nicely sized and one of them offering a full bath en-suite. The lower level of the home gives you a games room, a large room that could be an ideal rec room or bar to compliment the games room, and ideal



storage and workshop space. So much has been updated and upgraded since ownership, including the metal roof, the siding, bedrooms renovated, sun room completed, electrical updated as renovations were done, pool painted in 2021, gyproc in the rec room/games room, new shed, and a new back deck. As an added bonus, the adjacent lot(PID# 30224596) is being included in the purchase price to maintain privacy. Pack your bags, this turn key beauty awaits you and your family!

Built in 1957

Essential Information

MLS® #	202303904
Price	\$469,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	3,310
Acres	1.68
Year Built	1957
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	May 26th, 2023

Community Information

Address	183 Third Avenue
Area	Annapolis Valley
District	Digby County
Sub-District	V4
City	Digby
County	Digby
Province	NS
Postal Code	B0V 1A0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Paved
View	Bay, Harbour, Ocean
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Electric Range, Dishwasher, Refrigerator
Heating	Baseboard, Fireplace(s), Hot Water, Stove, Radiator
Fireplace	Yes
Fireplaces	Wood Burning Stove, Wood Burning
Has Basement	Yes
Basement	Crawl Space, Full, Partially Finished, Walk-Out Access

Exterior

Lot Description	1 to 2.99 Acres, Partially Cleared, Landscaped
Roof	Metal
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Digby Elementary School
High	Digby Regional High School

Additional Information

Zoning	RES
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Listing Details

Listing Office	Exit Realty Town & Country
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