

# **\$165,000 - 17 Old Row Road, Thorburn**

---

MLS® #202304584

**\$165,000**

3 Bedroom, 1.00 Bathroom, 1,042 sqft

Residential on 0.96 Acres

#40, Thorburn, NS

Nestled in the heart of small town Thorburn, just minutes from New Glasgow, NS, is a century home with additions and improvements over the past 5 years. At this 3 level, 3 bedroom, 1 bath home with a full unfinished basement and loads of workroom space, you will find peace and tranquility. The Post Office is only a 2 minute walk, the middle school, 10 minute walk. On 1 acre, the home sits more than 100 feet back from the road, Old Row, with one portion running along Old Row Trunk, a small side road behind the property. Rows of tall narrow trees surround the property, giving it a stately appearance and the mature trees in the long front yard give great shade for mowing on hot days or just sitting in the shade under them. The house is 1042 sq. Ft, with a front living room entrance, where you first see the stairs to the upper level. The view from this window is of the large trees and long driveway. From this living room is another larger room, once used as dining room. The floors of these rooms are hardwood and were refinished in 2018. Into the next room is a good-sized functional kitchen. A whole new look with this room would make all the difference! A small foyer to the bathroom and basement entrances also has another exit door to the outside verandah that runs almost the entire length of the house. The verandah was painted white this past summer, brightening up the entire outside appearance. Roof was redone in the summer of 2019 Attic above the master bedroom had



sprayed in insulation 2019 Entire basement was spray foamed in 2019 New door was installed in the kitchen leading to backyard 2021 2 new windows in kitchen summer 2021 New back deck added 2021 3 basement windows replaced summer 2022 The back deck still needs stairs but most, if not all supplies are under the deck. Water softener system would be a plus.

## Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | 202304584               |
| Price          | \$165,000               |
| Bedrooms       | 3                       |
| Bathrooms      | 1.00                    |
| Full Baths     | 1                       |
| Square Footage | 1,042                   |
| Acres          | 0.96                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | May 5th, 2023           |

## Community Information

|              |                         |
|--------------|-------------------------|
| Address      | 17 Old Row Road         |
| Area         | Northern Region         |
| District     | 108-Rural Pictou County |
| Sub-District | #40                     |
| City         | Thorburn                |
| County       | Pictou                  |
| Province     | NS                      |
| Postal Code  | B0K 1W0                 |

## Amenities

|           |                                                                   |
|-----------|-------------------------------------------------------------------|
| Utilities | Electric, Cable Connected, Electricity Connected, Phone Connected |
| Parking   | Gravel                                                            |

## Interior

|              |                     |
|--------------|---------------------|
| Appliances   | Stove, Refrigerator |
| Heating      | Baseboard           |
| # of Stories | 1                   |
| Stories      | One and One Half    |
| Has Basement | Yes                 |
| Basement     | Unfinished          |

## Exterior

|                 |                                      |
|-----------------|--------------------------------------|
| Lot Description | 0.5 to 0.99 Acres, Partially Cleared |
| Roof            | Asphalt                              |
| Construction    | Vinyl Siding                         |
| Foundation      | Concrete Perimeter                   |

## School Information

|            |                              |
|------------|------------------------------|
| Elementary | Thorburn Consolidated School |
| Middle     | Thorburn Consolidated School |
| High       | North Nova Education Centre  |

## Additional Information

|        |             |
|--------|-------------|
| Zoning | Residential |
|--------|-------------|

## Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | Keller Williams Select Realty |
|----------------|-------------------------------|

NSAR IDX Reciprocity listings are displayed in accordance with NSAR's IDX Agreements and property information is provided under copyright© by the Nova Scotia Association of REALTORS®. The above information is from sources deemed reliable but it should not be relied upon without independent verification.

Listing information last updated on November 1st, 2025 at 12:17pm ADT