

# \$350,000 - 5 Chateau Court, Nictaux

---

MLS® #202306397

**\$350,000**

3 Bedroom, 2.00 Bathroom, 2,049 sqft

Residential on 0.23 Acres

V3, Nictaux, NS

Welcome to your dream home located in a tranquil cul-de-sac! This charming split entry home offers the perfect blend of comfort and privacy, with a cozy and inviting atmosphere that will make you feel right at home. Built just 12 years ago, this well-maintained residence boasts modern finishes and updates throughout. The main level features an open-concept living and dining area, perfect for entertaining family and friends. The above-ground pool provides a refreshing oasis during the hot summer months, offering a private and secluded spot for relaxation and recreation in your own backyard. The kitchen is thoughtfully designed with maple cabinets and stainless steel appliances. Meal prep will be a breeze! The adjoining dining area provides a seamless flow for hosting gatherings and enjoying meals with loved ones. The split entry design offers a practical layout with the bedrooms located on the upper and lower levels, providing privacy and separation. Don't miss the opportunity to make this charming split entry home your own. Schedule a showing today and envision yourself living in this wonderful home!



Built in 2011

## Essential Information

MLS® # 202306397

Price \$350,000

|                |                         |
|----------------|-------------------------|
| Bedrooms       | 3                       |
| Bathrooms      | 2.00                    |
| Full Baths     | 2                       |
| Square Footage | 2,049                   |
| Acres          | 0.23                    |
| Year Built     | 2011                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Date Sold      | July 17th, 2023         |

### Community Information

|              |                  |
|--------------|------------------|
| Address      | 5 Chateau Court  |
| Area         | Annapolis Valley |
| District     | Annapolis County |
| Sub-District | V3               |
| City         | Nictaux          |
| County       | Annapolis        |
| Province     | NS               |
| Postal Code  | B0S 1P0          |

### Amenities

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Utilities      | Electric, Cable Connected, Electricity Connected, Phone Connected |
| Parking Spaces | 2                                                                 |
| Parking        | Detached, Wired, Double, Gravel                                   |
| Has Pool       | Yes                                                               |
| Pool           | Above Ground                                                      |

### Interior

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Interior Features | High Speed Internet                                        |
| Appliances        | Stove, Dishwasher, Dryer, Washer, Range Hood, Refrigerator |
| Heating           | Baseboard, Fireplace(s), Stove                             |
| Fireplace         | Yes                                                        |
| Stories           | Split Entry                                                |
| Has Basement      | Yes                                                        |
| Basement          | Finished                                                   |

### Exterior

|                 |                                             |
|-----------------|---------------------------------------------|
| Lot Description | Under 0.5 Acres, Cleared, Landscaped, Level |
|-----------------|---------------------------------------------|

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt            |
| Construction | Vinyl Siding       |
| Foundation   | Concrete Perimeter |

**Additional Information**

|        |     |
|--------|-----|
| Zoning | Res |
|--------|-----|

**Listing Details**

|                |                                   |
|----------------|-----------------------------------|
| Listing Office | Royal LePage Atlantic (Greenwood) |
|----------------|-----------------------------------|

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 October 27th, 2025 at 4:47am ADT