

\$212,900 - 104 Yorke Settlement Road, Diligent River

MLS® #202306947

\$212,900

3 Bedroom, 1.00 Bathroom, 1,092 sqft

Residential on 6.00 Acres

N/A, Diligent River, NS

Stunning Country Home on 6 Acres
Surrounded by Rolling Blueberry Fields.
Welcome to your dream country home! This beautiful property is nestled on 6 acres of land surrounded by rolling blueberry fields and breathtaking rural vistas. The house, garage, and shed all boast a new metal roof installed in 2017, giving you peace of mind for years to come. Plumbing and electrical systems were updated in 2019, and a brand new furnace and oil tank were installed in 2020. There is also two ductless heat pumps and the home is wired for a generator. The 24x32+12x24 garage with two doors, oil changing pit, wiring, and heating is a car enthusiast's dream, and the 18'x20' shed provides ample storage for all your tools and equipment. The home is heated with a forced air oil furnace, some baseboards, and a ductless heat-pump, ensuring your comfort in all seasons. A newer poured concrete foundation adds to the solid construction of the home. As you enter the home, you'll be greeted by a spacious mudroom, perfect for storing coats and shoes. The bright and airy eat-in kitchen features patio doors leading out to the stunning countryside, making meal times a delight. The living room or dining room, den, and full bathroom with laundry complete the main floor. Upstairs, you'll find three generous-sized bedrooms perfect for family living. Located just 13 minutes from Parrsboro, you'll have access to all necessary shops and services. Additionally, a quick 5-minute drive will take



you to the Bay of Fundy, where you can enjoy walking on the bottom of the bay at low tide, or fishing and boating at high tide. Don't miss out on the opportunity to make this stunning country home yours today!

Essential Information

MLS® #	202306947
Price	\$212,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,092
Acres	6.00
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	June 9th, 2023

Community Information

Address	104 Yorke Settlement Road
Area	Northern Region
District	102S-South of Hwy 104, Parrsboro and Area
Sub-District	N/A
City	Diligent River
County	Cumberland
Province	NS
Postal Code	B0M 1S0

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Detached, Double, Heated Garage, Wired, Circular Driveway, Dirt, Gravel
# of Garages	2

Interior

Interior Features	High Speed Internet
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Appliances	Electric Range, Dryer, Washer, Refrigerator
Heating	Baseboard, Forced Air, Furnace, Ductless
# of Stories	1
Stories	One and One Half
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Lot Description	3 to 9.99 Acres, Cleared, Landscaped, Level, Rolling Slope
Roof	Metal
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Parrsboro Regional Elementary School
Middle	Parrsboro Regional High School
High	Parrsboro Regional High School

Additional Information

Zoning	Residential
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Listing Details

Listing Office	RE/MAX County Line Realty Ltd.
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