

\$324,900 - 520 West Petpeswick Road, Musquodoboit Harbour

MLS® #202307576

\$324,900

1 Bedroom, 1.00 Bathroom, 651 sqft
Residential on 40.00 Acres

35-A, Musquodoboit Harbour, NS

Wow talk about options! Almost 1000 Feet of lake frontage on Little Lake for kayaking & canoeing and 170 feet of Ocean across the street for swimming! This is a stunning property of 40 acres that is zoned R6 and ready for expansion. You can easily subdivide up to 8 additional lots, or keep the whole this for yourself. With access to Little Lake in the back and Atlantic Ocean across the street in the front you can choose to start new or use the existing foundation, well & septic to re-do the home. The property has a 651 sq ft house with a full height poured concrete foundation, well, septic, private gravel driveway and a 60-amp fuse box. This home has been vacant for 16 years and is just waiting for the right person to bring it back to life. The existing home does offer beautiful views from every room, and would be a great starting point for a renovation or rebuild. With land that is covered in blueberry, blackberry and cranberry bushes the deer and multiple species of birds are on the property every day enjoying the beautiful sights. While you're driving the eastern shore grab some walking shoes & explore the unlimited possibilities of this property!



Built in 1973

Essential Information

MLS® # 202307576

Price	\$324,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	651
Acres	40.00
Year Built	1973
Type	Residential
Sub-Type	Cottage / Rec. Properties
Style	Cottage/Camp
Status	Closed
Date Sold	December 15th, 2023

Community Information

Address	520 West Petpeswick Road
Area	Halifax - Dartmouth
District	35-Halifax County East
Sub-District	35-A
City	Musquodoboit Harbour
County	Halifax
Province	NS
Postal Code	B0J 2L0

Amenities

Utilities	Electricity Connected, Phone Connected
Parking	No Garage, Gravel
View	Lake, Ocean
Is Waterfront	Yes
Waterfront	Lake, Lake Privileges, Ocean Access

Interior

Interior Features	High Speed Internet
Appliances	None
Heating	Other Heating/Cooling
Cooling	Other Heating/Cooling
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	1
Stories	One

Has Basement	Yes
Basement	Crawl Space, Full

Exterior

Lot Description	10 to 49.99 Acres, Partially Cleared, Hardwood Bush, Landscaped, Softwood Bush, Wooded
Roof	Asphalt
Construction	Aluminum Siding
Foundation	Concrete Perimeter

School Information

Elementary	Oyster Pond Academy
Middle	Oyster Pond Academy
High	Eastern Shore District High School

Additional Information

Zoning	R6
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Listing Details

Listing Office	Royal LePage Atlantic
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