

\$200,000 - 96 Highland Avenue, New Minas

MLS® #202307712

\$200,000

4 Bedroom, 1.50 Bathroom, 2,016 sqft
Residential on 0.34 Acres

V2, New Minas, NS

Conveniently located within walking distance of all amenities in New Minas, this family home sits on a 15,000 sq ft lot and has a functional layout and great bones. Your vision can bring this home back to its former glory. The main level consists of a mud room with a laundry hookup and half-bath, a large living room, dining room, sunroom, a bedroom (or den/office), and kitchen. You will find hardwood flooring in most of these rooms hidden under the carpet. Upstairs are 3 bedrooms with plenty of storage, one with a balcony. A full bath is also located on the second level. The basement is a walkout and has a ramp and door suitable for vehicle storage. A new electric hot water heater was installed in 2020, a new oil-fired hot water boiler in 2022 and a new oil tank in 2023. Note that this home has a 60 amp electrical entrance.



Built in 1948

Essential Information

MLS® #	202307712
Price	\$200,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	2,016
Acres	0.34

Year Built	1948
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 15th, 2023

Community Information

Address	96 Highland Avenue
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	New Minas
County	Kings
Province	NS
Postal Code	B4N 3J5

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Paved

Interior

Interior Features	High Speed Internet
Appliances	Electric Range, Dishwasher, Freezer, Refrigerator
Heating	Furnace, Hot Water, Radiator
Fireplace	Yes
Fireplaces	Wood Burning
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out Access

Exterior

Exterior Features	Balcony
Lot Description	Under 0.5 Acres, Cleared, Partial Landscaped, Level
Roof	Asphalt
Construction	Vinyl Siding, Colour Lock
Foundation	Concrete Perimeter

School Information

Elementary	New Minas Elementary School
Middle	Evangeline Middle School
High	Horton High School

Additional Information

Zoning	R3
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Listing Details

Listing Office	Royal LePage Atlantic (New Minas)
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