

# \$289,900 - 14 Harding Avenue, Amherst

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MLS® #202307988

**\$289,900**

3 Bedroom, 1.50 Bathroom, 1,696 sqft

Residential on 0.13 Acres

N/A, Amherst, NS

Welcome to this charming and updated 1910's home full of character! This house has undergone extensive renovations in recent years to provide modern comforts while preserving its original charm. As you arrive at the property, you will be greeted by a paved driveway leading to a wired shed, perfect for storing your tools or outdoor equipment. The large deck and cozy backyard provide ample space for outdoor activities and entertaining. Entering the home, you will be welcomed by a convenient mudroom leading to a beautiful new kitchen, perfect for preparing your favorite meals. The main floor laundry is just steps away, making daily tasks a breeze. A two-piece bathroom is also located on the main level for your convenience. The spacious dining room, open to the living room with functioning pocket doors, provides a warm and inviting space to gather with family and friends. The front foyer and entry add to the home's charm and character. Upstairs, you will find a four-piece bathroom with in-floor heating and all new fixtures, adding a touch of luxury to your daily routine. Three very large bedrooms all with plenty of closet space provide comfortable and spacious sleeping quarters. Additional updates to the home include insulation and a new metal roof installed in 2020, and completely re-siding in 2014. This home is a must-see for anyone seeking a comfortable and charming residence with all the modern conveniences. Don't miss your chance to make this beautiful house your new



home!

Built in 1910

**Essential Information**

MLS® #	202307988
Price	\$289,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,696
Acres	0.13
Year Built	1910
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	June 21st, 2023

**Community Information**

Address	14 Harding Avenue
Area	Northern Region
District	101-Amherst, Brookdale, Warren
Sub-District	N/A
City	Amherst
County	Cumberland
Province	NS
Postal Code	B4H 2A9

**Amenities**

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

**Interior**

Interior Features	High Speed Internet
Appliances	Electric Range, Dishwasher, Dryer - Electric, Washer, Freezer, Range Hood, Refrigerator
Heating	Forced Air, Furnace, In Floor
# of Stories	2

Stories	2 Storey
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Lot Description	Under 0.5 Acres, Cleared, Landscaped, Rolling Slope, Sloping/Terraced
Roof	Metal
Construction	Vinyl Siding
Foundation	Concrete Perimeter, Stone

## School Information

Elementary	Spring Street Academy
Middle	E. B. Chandler Junior High School
High	Amherst 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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