

\$329,000 - 280 Patrice Road, Church Point

MLS® #202308822

\$329,000

3 Bedroom, 1.00 Bathroom, 1,500 sqft

Residential on 1.49 Acres

V4, Church Point, NS

For the very first time on the market, welcome to 280 Patrice Rd! This stunning property is perfect for anyone looking for a spacious, modern living space. Built in 2014, this home is in pristine condition and features all electric heat, granite counter tops, and crown mouldings. This beautiful bungalow also features 3 spacious bedrooms and a full bathroom - perfect for families or anyone who loves to have guests stay over. The kitchen in this property is a chef's dream come true. With granite countertops and stainless steel appliances, you'll have everything you need to prepare gourmet meals for your family and friends. The large open-concept layout of the kitchen and living room creates a perfect space for entertaining. The deck off the kitchen is perfect for outdoor dining or simply enjoying your morning coffee. This home is energy efficient with all-electric heat and two heat pumps, so you can enjoy a comfortable living space while keeping your energy bills low. Crown mouldings add a touch of elegance to the space, making it the perfect place to call home. In addition to the partially developed basement, this charming bungalow features a large workshop, perfect for anyone who loves to work on projects or hobbies. With plenty of space for all your tools and equipment, you'll have everything you need to get started on your next project. The oversized 1.6 acre lot will provide you with more than enough space to enjoy the great outdoors. Don't miss out on this amazing opportunity and book your



showing today!

Built in 2014

Essential Information

MLS® #	202308822
Price	\$329,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,500
Acres	1.49
Year Built	2014
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	June 30th, 2023

Community Information

Address	280 Patrice Road
Area	Annapolis Valley
District	Digby County
Sub-District	V4
City	Church Point
County	Digby
Province	NS
Postal Code	B0W 1M0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
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Interior

Interior Features	High Speed Internet
Heating	Heat Pump
Has Basement	Yes
Basement	Full, Partially Finished, Walk-Out Access

Exterior

Lot Description 1 to 2.99 Acres

Roof Asphalt

Foundation Slab

Additional Information

Zoning residential

Listing Details

Listing Office EXP Realty of Canada Inc.

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