

\$539,000 - 180 Aylward Road, Falmouth

MLS® #202308961

\$539,000

3 Bedroom, 2.50 Bathroom, 2,176 sqft

Residential on 3.30 Acres

V1, Falmouth, NS

What a wonderful location and home!! This one owner bungalow has been lovingly maintained by the original owners and the pride of ownership shows. From the WETT certified wood stove in the living room to the theatre room on the lower level nothing has been missed. Open floor plan with a cathedral ceiling in the living and dining room area. Garden doors provide entry to the large deck overlooking the private back yard. Very large primary bedroom with ample closet space and access to the equally large main floor bath which has a clawfoot tub and a shower stall. There is an additional bedroom on this main level plus a half bath/laundry and mudroom/entryway. Lower level consists of a workroom, utility area, a great family room which opens to the backyard, a third bedroom, 3 pc bath, and a theatre room with leather recliners and a 75 in Samsung tv with a Samsung sound bar. This lower level has potential or an in-law suite or a spot for the older kids! This property is on a quiet dead end road mere minutes from the 101 and downtown Windsor. Property offers a shed, firepit, 2 heat pumps for heating and cooling, fibreglass oil tank, oilfired boiler for in floor heating, grapevine covered pergola, newly shingled roof in 2020, driveway freshly gravelled, smart water heater, privacy and so much landscaped space for get togethers! It is a secret oasis minutes from everything and awaiting a new family. This will not be on the market long!



Built in 2002

Essential Information

MLS® #	202308961
Price	\$539,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,176
Acres	3.30
Year Built	2002
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	June 20th, 2023

Community Information

Address	180 Aylward Road
Area	Annapolis Valley
District	Hants County
Sub-District	V1
City	Falmouth
County	Hants
Province	NS
Postal Code	B0P 1L0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	No Garage, Double, Gravel

Interior

Interior Features	Central Vacuum, Ensuite Bath, High Speed Internet
Appliances	Central Vacuum, Electric Range, Dishwasher, Dryer - Electric, Washer, Microwave, Refrigerator
Heating	Baseboard, Furnace, Ductless, Hot Water, In Floor, Stove
Cooling	Ductless

Fireplace	Yes
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Lot Description	3 to 9.99 Acres, Partially Cleared, Landscaped, Wooded
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Falmouth District School
Middle	West Hants Middle School
High	Avon View High School

Additional Information

Zoning	R1
--------	----

Listing Details

Listing Office	Royal LePage Atlantic - Valley(Windsor)
----------------	---

NSAR IDX Reciprocity listings are displayed in accordance with NSAR's IDX Agreements and property information is provided under copyright© by the Nova Scotia Association of REALTORS®. The above information is from sources deemed reliable but it should not be relied upon without independent verification.

Listing information last updated on October 23rd, 2025 at 12:32am ADT