

\$46,000 - 105 Mill Pond Road, New Albany

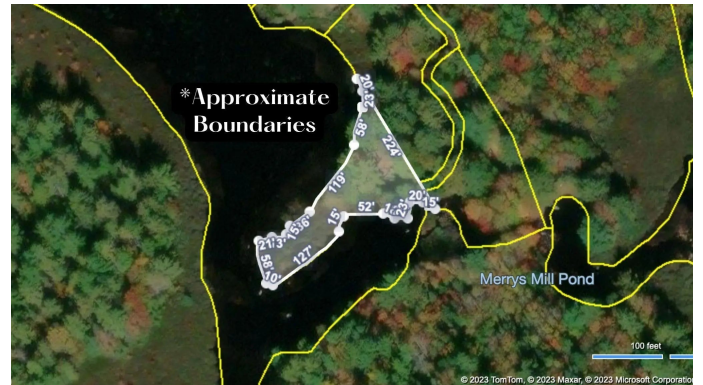
MLS® #202313032

\$46,000

Bedroom, Bathroom,
Land on 0.30 Acres

V3, New Albany, NS

Welcome to paradise on Merry's Mill Pond! This is a once-in-a-lifetime opportunity to own a breathtaking 13,132 square foot lot on your own private peninsula. Approximately 600ft of water-frontage, with a dug well and NS Power lines to the property. The proximity to Trout Lake ensures that outdoor enthusiasts will be in paradise. Create lasting memories and indulge in the joys of waterfront living. Whether you're seeking a peaceful sanctuary or a recreational haven, this lot provides the perfect backdrop for your ideal lifestyle. There is a one-bedroom building and outhouse on the property being sold "as is, where is". Seize the moment and make your dreams a reality. Don't miss this extraordinary opportunity to own a piece of paradise on Merry's Mill Pond. Call today for more information!



Essential Information

MLS® #	202313032
Price	\$46,000
Acres	0.30
Type	Land
Sub-Type	Unimproved Land
Status	Closed
Date Sold	July 18th, 2023

Community Information

Address 105 Mill Pond Road

Area	Annapolis Valley
District	Annapolis County
Sub-District	V3
City	New Albany
County	Annapolis
Province	NS
Postal Code	B0S 1P0

Amenities

Utilities	Electricity Connected, High Speed Internet, To Be Verified
Parking	Other
Is Waterfront	Yes
Waterfront	Lake, Stream/Pond

Exterior

Lot Description	Not Landscaped, Wooded, Under 0.5 Acres
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School Information

Elementary	Lawrencetown Consolidated School
High	Bridgetown Regional High School

Additional Information

Zoning	GD
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Listing Details

Listing Office	Royal LePage Atlantic (Greenwood)
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Listing information last updated on October 27th, 2025 at 7:17pm ADT