

# \$59,000 - Lot 1 Mckenzie Mountain Road, Litchfield

MLS® #202313304

**\$59,000**

Bedroom, Bathroom,  
Land on 10.34 Acres

V4, Litchfield, NS

Peaceful 10.34 acres at the end of a short dead-end road. Property is surveyed and comprised of roughly 4.5 acres treed with the remaining cleared. Fertile soil which has been used for small-scale crops in recent years. An ideal piece of land for your new home with numerous house placement options to maximize sun exposure and views. General Development zoning allows for a variety of potential uses. There are only three homes on this road, it is a very quiet and tranquil setting. Enjoy the beauty of nature while being only 10 minutes to Annapolis Royal. Delaps Cove Wilderness Trail (less than 4km away) is a great spot for walks and sunsets. High speed internet available. Neighbour has a hobby farm with a convenient self-serve farm stand by the road!



## Essential Information

|           |                      |
|-----------|----------------------|
| MLS® #    | 202313304            |
| Price     | \$59,000             |
| Acres     | 10.34                |
| Type      | Land                 |
| Sub-Type  | Unimproved Land      |
| Status    | Closed               |
| Date Sold | September 29th, 2023 |

## Community Information

|         |                              |
|---------|------------------------------|
| Address | Lot 1 Mckenzie Mountain Road |
|---------|------------------------------|

|              |                  |
|--------------|------------------|
| Area         | Annapolis Valley |
| District     | Annapolis County |
| Sub-District | V4               |
| City         | Litchfield       |
| County       | Annapolis        |
| Province     | NS               |
| Postal Code  | B0S 1A0          |

### **Amenities**

|           |                                                                              |
|-----------|------------------------------------------------------------------------------|
| Utilities | Cable Connected, Electricity Connected, High Speed Internet, Phone Connected |
| Parking   | None                                                                         |

### **Exterior**

|                 |                                      |
|-----------------|--------------------------------------|
| Lot Description | Partially Cleared, 10 to 49.99 Acres |
|-----------------|--------------------------------------|

### **Additional Information**

|        |         |
|--------|---------|
| Zoning | Gen Dev |
|--------|---------|

### **Listing Details**

|                |                           |
|----------------|---------------------------|
| Listing Office | RE/MAX Banner Real Estate |
|----------------|---------------------------|

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Listing information last updated on November 5th, 2025 at 3:47pm AST