

\$169,900 - 5 Academy Street, Amherst

MLS® #202313410

\$169,900

4 Bedroom, 1.00 Bathroom, 1,520 sqft

Residential on 0.13 Acres

N/A, Amherst, NS

This house is priced to sell! This home is one you need to tour to truly appreciate it. The Kitchen is the heart of this home with an extended dining room and adjoining family room. Its high ceilings, spacious rooms, welcoming sunroom, and foyer set this house apart from your average modern family home. It has hardwood floors, newer high-end appliances, and an option to ask for some furnishings to remain. Upstairs you will find 4 bedrooms. Depending on the size of your family, one or more of the rooms could be a home office, playroom, fitness or hobby room. The main bathroom is upstairs but with a few modifications, the downstairs laundry could become a second bathroom. The basement is open and dry with plenty of light, a cement floor, and plenty of room for a creative mind. Warm in the winter and cool in the summer, the home features natural gas, a heat pump, and a pellet stove. There is a very private extended deck right off the dining room which would be perfect for entertaining, relaxing, or playing with your children or pets. The fenced yard is well-shaded and designed for easy upkeep. The large utility shed in the backyard blends perfectly into the canopy of mature trees. Finally, put your mind at ease, sending your kids to school directly across the street from your front door, No buses to miss, no heavy traffic to navigate and no tedious drop offs /pick ups. Beyond convenient. Located in a lush, inviting neighborhood it is centrally located between uptown and downtown



Amherst. Close to all amenities, schools, parks, recreational facilities, playgrounds, shopping, churches, nightlife entertainment, and much more. Plus, the fire and police stations, post office, and library are just a few blocks away.

Essential Information

MLS® #	202313410
Price	\$169,900
Bedrooms	4
Bathrooms	1.00
Full Baths	1
Square Footage	1,520
Acres	0.13
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	September 29th, 2023

Community Information

Address	5 Academy Street
Area	Northern Region
District	101-Amherst, Brookdale, Warren
Sub-District	N/A
City	Amherst
County	Cumberland
Province	NS
Postal Code	B4H 3H7

Amenities

Utilities	Electric, Natural Gas, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected
Parking	Paved

Interior

Interior Features	High Speed Internet
Appliances	Gas Range, Dishwasher, Dryer - Electric, Washer, Refrigerator

Heating	Ductless, Stove
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full

Exterior

Lot Description	Under 0.5 Acres, Level
Roof	Asphalt
Construction	Shingle Siding
Foundation	Block, Concrete Perimeter

School Information

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

Additional Information

Zoning	Residential
--------	-------------

Listing Details

Listing Office	EXP Realty of Canada Inc.
----------------	---------------------------

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 13th, 2025 at 2:47pm ADT