

# \$799,900 - 186 Willow Avenue, Berwick

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MLS® #202315303

## \$799,900

5 Bedroom, 2.00 Bathroom, 3,305 sqft

Residential on 68.46 Acres

V2, Berwick, NS

Welcome to 186 Willow Ave in Berwick, a truly charming property with so much appeal and endless possibilities. This property is perfect for those seeking a unique lifestyle and the potential to explore various ventures. The main highlight of this property is the large home, which provides comfortable living spaces and modern amenities. With its charming design and rustic touches, this home evokes a cozy and welcoming atmosphere. The multiple bedrooms and bathrooms ensure there is plenty of space for family, guests, or even hosting events. Adjacent to the main home is a log cabin, offering a unique accommodation option for guests or the potential for a lucrative Airbnb venture. This cozy cabin exudes charm, providing an unforgettable getaway experience. The property also features a 2 story barn with 5 box stalls, perfect for housing livestock or for use as a storage space. Additionally, the barn can serve as the foundation for creating an event space for weddings or other special occasions. The versatility of this structure opens up numerous possibilities for customized use. The generous acreage surrounding the property provide even more potential for exciting ventures. Imagine the picturesque setting where guests can enjoy the charm and tranquility of the countryside. Alternatively, envision creating your very own winery with a vineyard, taking advantage of the fertile land and creating your unique vintages. This property could also be transformed into a stunning wedding venue,



where couples can exchange vows amidst the natural beauty of the grounds. Don't miss out on this exceptional opportunity to embrace a charming lifestyle while exploring a multitude of possibilities. Contact us today to schedule a private viewing.

Built in 1923

**Essential Information**

MLS® #	202315303
Price	\$799,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	3,305
Acres	68.46
Year Built	1923
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	October 25th, 2023

**Community Information**

Address	186 Willow Avenue
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Berwick
County	Kings
Province	NS
Postal Code	B0P 1E0

**Amenities**

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Paved

**Interior**

Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
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Heating	Forced Air, Ductless, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Lot Description	3 to 9.99 Acres, 50 to 100 Acres, Cleared, Partially Cleared
Roof	Asphalt
Construction	Wood Siding
Foundation	Stone

### **School Information**

Elementary	Berwick And District School
Middle	West Kings District High School

### **Additional Information**

Zoning	AGR
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### **Listing Details**

Listing Office	Royal LePage Atlantic (New Minas)
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