

\$174,900 - 104 Victoria Street, Amherst

MLS® #202315476

\$174,900

Bedroom, Bathroom, 2,520 sqft
Commercial Sale on 0.03 Acres

N/A, Amherst, NS

COMMERCIAL SPACE WITH THREE-BEDROOM UNIT! This versatile property is located in the heart of downtown Amherst! It doesn't get any more central than this. Located directly across from the Royal Bank in Amherst, this property offers high visibility and plenty of traffic for great exposure and is surrounded by public parking! If you are looking for one building to work and live out of-the search is over! The main level provides a good-size commercial office space (currently occupied by an accounting firm) with direct access to the foot traffic of East Victoria Street. The rear entrance of the building leads you into what is currently a spacious owner's unit with a great layout that would allow just about anyone to live quite comfortably. Just off the lower rear entrance you will step into a large mudroom with laundry where you will also find a half-bath just off of this space. At the top of the stairs the space opens up with a nice open concept featuring a full bath, a large living room with office nook, formal dining space, functional kitchen and three bedrooms! A rare find-call today!



Built in 1946

Essential Information

MLS® #	202315476
Price	\$174,900
Square Footage	2,520

Acres	0.03
Year Built	1946
Type	Commercial Sale
Sub-Type	Commercial (Other)
Status	Closed
Date Sold	August 1st, 2023

Community Information

Address	104 Victoria Street
Area	Northern Region
District	101-Amherst, Brookdale, Warren
Sub-District	N/A
City	Amherst
County	Cumberland
Province	NS
Postal Code	B4H 1X8

Amenities

Utilities	Electric, Natural Gas, Cable Connected, Electricity Connected, Water Connected, Natural Gas Connected, Sewer Connected, Phone Connected
Features	Laundry Facility, Living Accommodations
Parking	None, Public Parking, Other

Interior

Heating	Forced Air, Furnace, Ductless
Cooling	Air Conditioning, Ductless

Exterior

Lot Description	Under 0.5 Acres, Shopping Nearby, Visual Exposure
Windows	Display Window(s)
Roof	Asphalt
Construction	Wood Frame

Additional Information

Zoning	Commercial
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Listing Details

Listing Office	Royal LePage Cumberland Realty Ltd.
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Listing information last updated on October 13th, 2025 at 11:02pm ADT