

\$895,000 - 4430 332 Highway, East Lahave

MLS® #202316260

\$895,000

4 Bedroom, 2.00 Bathroom, 1,975 sqft

Residential on 0.84 Acres

B3, East Lahave, NS

This stunning property enjoys magnificent views over the LaHave River and where it meets the Atlantic Ocean. Carefully designed with a contemporary exterior and modern and gorgeous interior, will be sure to meet your everyday needs. As you enter you are greeted by a welcoming central foyer with cathedral ceilings which leads you into a spacious open concept living area with tons of windows filling the space with natural light. The gourmet kitchen with its custom cabinets, Formica countertops, big pantry and state-of-the-art appliances is a delight for cooks and opens to the dining and living room with an airtight wood stove for those chilly evenings. Also on the first floor is a studio/office space that could easily be converted into a large main floor bedroom and a full bath. The magnificent lower level has 3 well sized bedrooms with large windows, a full bathroom, a laundry room, utility room with access to the attached garage. Other features of the gorgeous and unique home are the radiant floor heat, Italian porcelain and hardwood flooring and the special care taken to ensure that this home was super energy efficient home with not only passive solar but has LG solar panels, double and triple glazed windows and insulation levels ranging from R28-R52. Outside, the beautifully landscaped gardens with a variety of lilacs, crabapples, birch trees, grapevines, roses as well as fruit bushes and raised gardens for your herbs and veggies are peaceful and private with room to breathe and surrounded by trees. Also on the



property is a garden shed, woodshed, a bunkie/cabin, a paved drive and several private decks perfect for dining, entertaining and relaxing. Ideally located only minutes to the general store in RoseBay and Bistro, a short ferry ride to the famous LaHave Bakery and LaHave River Bookstore, short drives to Risserâ€™s and Crescent beaches on the Dublin Shore and Hirtles Beach. Seaside living at its best!

Built in 2009

Essential Information

MLS® #	202316260
Price	\$895,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,975
Acres	0.84
Year Built	2009
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Date Sold	October 31st, 2023

Community Information

Address	4430 332 Highway
Area	South Shore
District	405-Lunenburg County
Sub-District	B3
City	East Lahave
County	Lunenburg
Province	NS
Postal Code	B4V 0V8

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Attached, Single, Parking Spaces(s), Paved
# of Garages	1
View	Ocean, River

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	In Floor, Radiant, Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Finished, Walk-Out Access

Exterior

Lot Description	0.5 to 0.99 Acres, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Insulated Concrete

School Information

Elementary	Bluenose Academy
Middle	Bluenose Academy
High	Park View Education Centre

Additional Information

Zoning	RES
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Listing Details

Listing Office	ViewPoint Realty Services Inc.(Lunenburg)
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Listing information last updated on October 22nd, 2025 at 5:32pm ADT