

\$325,000 - 239 Bangs Falls Road, Bangs Falls

MLS® #202316792

\$325,000

6 Bedroom, 3.00 Bathroom, 2,811 sqft

Residential on 9.50 Acres

E2, Bangs Falls, NS

Step back in time as you pass through the gates of beautiful Bangscote Lodge. Built in the early 1900s in the Gothic Revival style, the Lodge has served for more than 100 years as a retreat for sport fishers and guests looking for a place of calm and comfort. A Bangscote Guest Register was maintained for more than 75 years. It is little wonder that comments from guests who visited from across the world reflect the impact of Bangscote on body and soul. Their sentiments speak volumes! "Ah solitude, God's country; Returning for my annual visit to paradise, magnificent, the river soothes the soul" a precious resource, nirvana, an island of calm heaven. Bangs Falls continues to be a popular destination for river kayakers and canoeists. In more than a century, little has changed at the 6-bedroom, 4-bathroom Lodge, aside from the addition of electrical and plumbing systems. The Lodge, being offered inclusive of all contents, features many historic artifacts, books and photographs tangible connections to the hundreds of sports fishers and Lodge guests who found comfort within its walls, and peace and solitude on its grounds. The 9.5-acre property, which runs for 900 feet along the Medway River, also remains little changed. The towering, majestic hardwood and softwood trees provide a shady canopy above nearly 1½ mile of trails. These pathways and their 3 old stone staircases



interconnect to skirt the river and to loop through the forests on the ridge. Meander through the solitude of the woodland and enjoy the beauty of the river vistas. Come experience the character and history in this comfortable home.

Built in 1898

Essential Information

MLS® #	202316792
Price	\$325,000
Bedrooms	6
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	2,811
Acres	9.50
Year Built	1898
Type	Residential
Sub-Type	Cottage / Rec. Properties
Status	Closed
Date Sold	September 1st, 2023

Community Information

Address	239 Bangs Falls Road
Area	South Shore
District	406-Queens County
Sub-District	E2
City	Bangs Falls
County	Queens
Province	NS
Postal Code	B0T 1E0

Amenities

Utilities	Electricity Connected, Phone Connected
Parking	No Garage, Dirt, Other
View	River
Is Waterfront	Yes

Waterfront	River Front, River Access, Stream/Pond
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Interior

Interior Features	See Remarks, High Speed Internet
Appliances	Stove, Microwave, Refrigerator
Heating	Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	1
Stories	1 3/4 Storey
Basement	None

Exterior

Lot Description	3 to 9.99 Acres, Partially Cleared, Hardwood Bush, Partial Landscaped, Softwood Bush, Wooded
Roof	Asphalt
Construction	Wood Siding
Foundation	Pillar/Post/Pier

Additional Information

Zoning	R5 Inland Rural
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Listing Details

Listing Office	Sutton Group Professional Realty
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