

# \$949,900 - 14 Chestnut Street, Antigonish

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MLS® #202317007

**\$949,900**

4 Bedroom, 2.50 Bathroom, 4,400 sqft

Residential on 1.31 Acres

N/A, Antigonish, NS

A stately character 4 bedroom, well maintained, very rare 2 1/2 storey Victorian home. Although the original house was built in the 1860s, the existing house was reconstructed after a fire destroyed much of the house in the late 80s. One wall remained, construction took several years. Original components such as the staircase, some interior doors and trim were salvaged, cataloged and built into the new structure. Reconstruction included new plumbing, wiring, 5-zone heating system, insulation, cement basement floor, windows, cedar siding, roof, air exchange, gyprock walls, flooring, fixtures, essentially an efficient new structure built in keeping with the period character of the home. When purchased in 1997 the kitchen and the third floor attic were the only rooms that were not complete - All other rooms had been completely rebuilt. The kitchen was handcrafted using salvaged moldings and the walk up attic was finished in 2014; flooring, blown in insulation, and heat. All rooms are large and feature 10.5' ceilings. The furnace, oil tank and roof have all been recently replaced and the wood-burning insert is a major source of heat. There are several options for work at home spaces - the walk-up attic, the main floor office, the second floor study, the non-developed basement or the detached, heated 2-car garage. The lot the house sits on is spectacular - a prime wooded, beautifully landscaped, very private, 1.3 acre lot which is 550 m from St.F.X.University, 280



m to downtown, 1.4 km to the hospital, 15 minutes to local beaches and 144 km to Halifax International Airport. The scale and attention to detail are difficult to understand without viewing.

**Essential Information**

MLS® #	202317007
Price	\$949,900
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	4,400
Acres	1.31
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 3rd, 2024

**Community Information**

Address	14 Chestnut Street
Area	Highland Region
District	301-Antigonish
Sub-District	N/A
City	Antigonish
County	Antigonish
Province	NS
Postal Code	B2G 1N4

**Amenities**

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking	Detached, Gravel

**Interior**

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Refrigerator
Heating	Hot Water

Fireplace	Yes
Fireplaces	Wood Burning Stove, Fireplace(s)
# of Stories	2
Stories	2.5 Storey
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Lot Description	1 to 2.99 Acres, Landscaped, Sloping/Terraced, Wooded
Roof	Asphalt
Construction	Wood Siding
Foundation	Other, Stone

## Additional Information

Zoning	NA
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## Listing Details

Listing Office	INNOVATIVE REAL ESTATE LTD - A507
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Listing information last updated on October 13th, 2025 at 12:02am ADT