

\$550,000 - 2168 Highway 331 Highway, West Lahave

MLS® #202317573

\$550,000

4 Bedroom, 1.50 Bathroom, 1,631 sqft
Residential on 20.33 Acres

B3, West Lahave, NS

Sitting gracefully by the banks of the LaHave River, this four-bedroom residence is nestled within an expansive approx. 20 acres of property. The allure continues with a substantial 16,000 sqft waterfront lot, complemented by a wharf that allows for deep mooring. Enjoy beautiful sunsets on your wharf or float away along the LaHave River. The vistas that unfold are truly enchanting, while the meticulous upkeep of the grounds ensures a tranquility that exceeds all expectations. The dwelling itself has undergone many updates to modernization and support the structure, while retaining the inherent charm of its venerable origins. This blending of old-world allure and contemporary convenience is one of its distinguishing characteristics. Further enhancing the estate is a two-story garage, thoughtfully designed as a haven for creativity. It can readily serve as a workshop or studio, and the possibility of expanding it into a guest suite on the upper level adds yet another layer of potential to the property's allure.



Built in 1939

Essential Information

MLS® #	202317573
Price	\$550,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1

Half Baths	1
Square Footage	1,631
Acres	20.33
Year Built	1939
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	November 2nd, 2023

Community Information

Address	2168 Highway 331 Highway
Area	South Shore
District	405-Lunenburg County
Sub-District	B3
City	West Lahave
County	Lunenburg
Province	NS
Postal Code	B0R 1G0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Detached, Single, Wired, Paved
# of Garages	1
View	River
Is Waterfront	Yes
Waterfront	River Front, Access: Deeded, River Access

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dryer, Washer, Refrigerator, Water Softener
Heating	Baseboard, Forced Air, Furnace
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Partially Finished, Unfinished, Walk-Out Access

Exterior

Lot Description	10 to 49.99 Acres, Partially Cleared, Landscaped, Sloping/Terraced,
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	Wooded
Roof	Asphalt, Metal
Construction	Vinyl Siding
Foundation	Concrete Perimeter, Slab

School Information

Elementary	Bridgewater Elementary School
Middle	Bridgewater Junior Senior High School
High	Bridgewater Junior Senior High School

Additional Information

Zoning	Res
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Listing Details

Listing Office	EXP Realty of Canada Inc.
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