

# \$34,900 - 3538/3540 Duggan Avenue, New Waterford

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MLS® #202318553

**\$34,900**

Bedroom, Bathroom,  
Land on 0.37 Acres

N/A, New Waterford, NS

This double lot is centrally located and ready to be developed. This lot totals 16,100 sqft and already has a 22x16 pad for a garage and a paved driveway installed. This lot is located on the corner of Duggan Ave and Heelan St. Call to view today!



## Essential Information

|           |                   |
|-----------|-------------------|
| MLS® #    | 202318553         |
| Price     | \$34,900          |
| Acres     | 0.37              |
| Type      | Land              |
| Sub-Type  | Unimproved Land   |
| Status    | Closed            |
| Date Sold | October 5th, 2023 |

## Community Information

|              |                         |
|--------------|-------------------------|
| Address      | 3538/3540 Duggan Avenue |
| Area         | Cape Breton             |
| District     | 204-New Waterford       |
| Sub-District | N/A                     |
| City         | New Waterford           |
| County       | Cape Breton             |
| Province     | NS                      |
| Postal Code  | B1H 1P8                 |

## Amenities

|           |                       |
|-----------|-----------------------|
| Utilities | Electricity Connected |
| Parking   | Paved                 |

## Exterior

Lot Description      Cleared, Level, Under 0.5 Acres

## Additional Information

Zoning                  RUD

## Listing Details

Listing Office          Coldwell Banker Boardwalk Realty

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Listing information last updated on October 27th, 2025 at 5:02am ADT