

\$1,199,900 - Lot 4 30 Skipper Hill Drive, Chester Basin

MLS® #202319989

\$1,199,900

3 Bedroom, 2.50 Bathroom, 2,642 sqft

Residential on 1.46 Acres

A2, Chester Basin, NS

A fantastic opportunity to own a master-built home in the exclusive and prestigious enclave of Skipper Hill Estates, Chester Basin. This home is presently under construction with all the hard work completed. To be sold as is, in its current stage of construction. Ideal for the end user/homeowner, builder or home investor/flipper to provide their finishing details, styling and characteristics to take this home to the next level of completion. This large 2642 sf bungalow is built with ICF construction, in-floor radiant heating roughed in and with 2 ductless mini splits heat pumps roughed in for cooling. A 20 ft vaulted ceiling in the super sized in the super sized great room provides wonderful grandness and natural light. 9'4" ceiling heights are in the remainder of the home. A large flex room provides space for a home theatre, office, den, or fitness area. 3 large bedrooms with a massive luxury ensuite. Even room to add a loft area to overlook the great room. all exterior finishes are PVC materials including all windows. No maintenance required. This home also comes with its own private "exclusive use" deep-water Warf mooring "finger" in the private community marina on Chester Basin. The common community waterfront on the Chester Basin is stunning. This exclusive South Shore community features other high-end luxury homes for those who demand the best. This home is situated on a large 1.5 acre lot. The property includes a double car attached garage. It also has a massive 58 x 64



detached garage that has enough room for your large boat, RV, cars or other "toys". This garage is fully insulated and heated and has a full bath and laundry. It is finished on the interior and exterior with full PVC finishes. No maintenance required. Are you ready to take this outstanding quality build to the next level? Call agents for details

Essential Information

MLS® #	202319989
Price	\$1,199,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,642
Acres	1.46
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	November 13th, 2023

Community Information

Address	Lot 4 30 Skipper Hill Drive
Area	South Shore
District	405-Lunenburg County
Sub-District	A2
City	Chester Basin
County	Lunenburg
Province	NS
Postal Code	B0J 1K0

Amenities

Utilities	Electric, Propane, Electricity Connected
Parking Spaces	5
Parking	Attached, Detached, Double, Triple, Heated Garage, Wired, Circular

	Driveway, Gravel
# of Garages	5
View	Ocean
Is Waterfront	Yes
Waterfront	Waterfront, Access: Bay, Access: Boat, Ocean Access, Access: Restr Wtrfrnt

Interior

Interior Features	Ensuite Bath
Appliances	None
Heating	Furnace, Ductless, Hot Water, In Floor, Radiant
Basement	None

Exterior

Lot Description	1 to 2.99 Acres, Cleared, Not Landscaped
Roof	Asphalt
Construction	ICFs (Insulated Concrete Forms), None
Foundation	Concrete Perimeter, Slab, Insulated Concrete

School Information

Elementary	Chester District Elementary School
Middle	Chester Area Middle School
High	Forest Heights Community School

Additional Information

Zoning	r-1
HOA Fees	90

Listing Details

Listing Office	Keller Williams Select Realty
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