

\$409,000 - 8 Ranni Crescent, Sydney River

MLS® #202320909

\$409,000

3 Bedroom, 2.50 Bathroom, 2,436 sqft

Residential on 0.18 Acres

N/A, Sydney River, NS

Welcome to 8 Ranni Crescent, a stunning split-entry home, nestled atop a peaceful cul-de-sac in a highly sought after Sydney River neighbourhood. This charming residence boasts a welcoming curb appeal, featuring a paved driveway leading to a brick facade complemented by durable vinyl siding. Upon entering, you'll be enchanted by the meticulously maintained main living area that spans both levels. The generously sized living room on the upper floor is bathed in natural light and seamlessly flows into the dining room, creating an open and inviting space. The adjacent eat-in kitchen is not only functional but also features a convenient door leading to the back deck, perfect for indoor/outdoor dining and entertaining. Two equally spacious bedrooms are thoughtfully placed on the main level, offering comfort and privacy for your family or guests. Descending to the lower level, you'll discover a sizeable family room, providing a versatile space for relaxation and recreation. A half bathroom is conveniently situated in the lower mudroom, complete with ample storage and access to the side entrance and attached garage. What sets this home apart is the bonus one-bedroom apartment accessible from the mudroom. This self-contained unit features a well-equipped kitchen, a cozy living room, a modern 4-piece bathroom, and a comfortable bedroom, making it ideal for extended family living or rental income potential. The exterior of this property is equally impressive, with



beautifully landscaped gardens surrounding the house, creating a tranquil oasis. A large rear deck beckons you to enjoy the outdoors, while a screened-in gazebo offers a perfect retreat for bug-free relaxation. Don't miss the opportunity to make 8 Ranni Crescent your new home. With its meticulous upkeep, versatile living spaces, and enchanting outdoor areas, this residence is a true gem. Schedule a viewing today and experience the beauty and comfort of this exceptional property.

Built in 1988

Essential Information

MLS® #	202320909
Price	\$409,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,436
Acres	0.18
Year Built	1988
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	November 29th, 2023

Community Information

Address	8 Ranni Crescent
Area	Cape Breton
District	202-Sydney River / Coxheath
Sub-District	N/A
City	Sydney River
County	Cape Breton
Province	NS
Postal Code	B1S 3C9

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Attached, Single, Paved
# of Garages	1

Interior

Interior Features	High Speed Internet
Appliances	Range, Dishwasher, Dryer, Washer, Refrigerator
Heating	Fireplace(s), Ductless, Hot Water
Fireplace	Yes
Stories	Split Entry
Has Basement	Yes
Basement	Finished

Exterior

Lot Description	Under 0.5 Acres, Landscaped
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Concrete Perimeter

Additional Information

Zoning	RUC
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Listing Details

Listing Office	Viewpoint Realty Services Inc. (Sydney)
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