

# \$475,000 - 55 Xavier Drive, Antigonish

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MLS® #202323929

**\$475,000**

4 Bedroom, 2.50 Bathroom, 1,832 sqft

Residential on 0.31 Acres

N/A, Antigonish, NS

Are you looking for a well-maintained home within walking distance of downtown and close to the local school? If so, don't wait called to book your appointment! This two-story home has beautiful curb appeal on approach, while in the front yard you feel as though you're in town once you get to the backyard it's semi private and has a view of country fields. Main floor features large living room, separate dining room, eat-in kitchen and oversized family room with fireplace and patio doors to large deck, half bath and laundry area leading to the attached two car garage with a storage loft above. On the second floor, you'll find 3 spacious bedrooms, a full bathroom, primary bedroom with master en suite. Main floor and second floor have beautiful hardwood floors, newer windows and views all around. The basement area is unfinished with a walkout, and for those of you who love to garden, there is a hidden cold storage room behind a secret door in the basement, lots of storage closet, utility area and wood storage. The lot is equipped with a double paved and separate single driveway for the extra company to park, lot is 22,000sqft feet with plenty of running room for small children to play.



Built in 1971

## Essential Information

MLS® #                      202323929

Price	\$475,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,832
Acres	0.31
Year Built	1971
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	December 19th, 2023

### Community Information

Address	55 Xavier Drive
Area	Highland Region
District	301-Antigonish
Sub-District	N/A
City	Antigonish
County	Antigonish
Province	NS
Postal Code	B2G 1G8

### Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	5
Parking	Attached, Double, Wired, Paved, Single
# of Garages	2

### Interior

Interior Features	Ensuite Bath, High Speed Internet
Heating	Baseboard, Furnace, Hot Water
Fireplace	Yes
Fireplaces	Fireplace(s), Wood Burning
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out Access

**Exterior**

Lot Description	Under 0.5 Acres, Cleared, Landscaped, Level, Sloping/Terraced
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

**School Information**

Elementary	Antigonish Education Centre
Middle	St. Andrew Junior School
High	Dr. John Hugh Gillis Regional High School

**Additional Information**

Zoning	Residentia
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**Listing Details**

Listing Office	Re/Max Park Place Inc. (Antigonish)
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Listing information last updated on October 13th, 2025 at 12:02am ADT