

\$120,000 - 46 Official Row, Glace Bay

MLS® #202400254

\$120,000

4 Bedroom, 1.50 Bathroom, 2,013 sqft

Residential on 0.17 Acres

N/A, Glace Bay, NS

Welcome to 46 Official Row, a 2-storey residence nestled in the heart of downtown Glace Bay. This inviting home features 3 spacious bedrooms and an office on the upper level and 1.5 bathrooms, ensuring comfort and convenience for your family. With two parking driveways at the front and back, parking will never be a concern. You'll discover three storage sheds, providing ample space for your belongings. The property is strategically located within a short stroll of downtown Glace Bay, offering easy access to shops, Concentrix, Tim Hortons, restaurants, grocery stores, and all levels of schooling, from elementary to high school. Stay warm in the colder months with the efficient Oil/Wood forced air furnace, and rest easy knowing the hot water tank is just 2 years old. Recent assessments by Efficiency Nova Scotia have resulted in several upgrades, including spray foam insulation on the foundation and blown-in insulation throughout the entire home. The windows, less than 10 years old, contribute to both the aesthetic appeal and energy efficiency of the residence. The foundation, constructed in 1981, stands the test of time, and the approximately 10-year-old oil tank ensures reliable heating. For added peace of mind, the basement is equipped with a sump pump. Don't miss the opportunity to call 46 Official Row your home

Built in 1901



Essential Information

MLS® #	202400254
Price	\$120,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	2,013
Acres	0.17
Year Built	1901
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	April 17th, 2024

Community Information

Address	46 Official Row
Area	Cape Breton
District	203-Glace Bay
Sub-District	N/A
City	Glace Bay
County	Cape Breton
Province	NS
Postal Code	B1A 2W9

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
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Interior

Interior Features	High Speed Internet
Appliances	Stove, Freezer - Chest, Refrigerator
Heating	Baseboard, Forced Air, Furnace
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Unfinished

Exterior

Lot Description	Under 0.5 Acres
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Roof	Asphalt
Foundation	Concrete Perimeter

School Information

Elementary	Greenfield Elementary School
Middle	Oceanview Education Centre
High	Glace Bay High School

Additional Information

Zoning	UR2
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Listing Details

Listing Office	RE/MAX Park Place Inc.
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