

\$272,500 - 109 151 Ritchie Street, Annapolis Royal

MLS® #202400372

\$272,500

2 Bedroom, 2.00 Bathroom, 900 sqft

Residential

V4, Annapolis Royal, NS

Kick off the New Year with a lifestyle change! Say goodbye to snow shoveling and property maintenance, and hello to convenient, easy, luxury living. Welcome to Unit 109 at the Academy Condos in Annapolis Royal. This condo is a classic & contemporary 2 bedroom, 2 ensuite, main floor accessible home.

Symmetrical layout with tall ceilings and large sunny windows, this tastefully designed & decorated condo is immaculate and move-in ready. Quality craftsmanship is evident throughout, with sparkling quartz countertops, stainless steel appliances (included), gleaming cabinetry with soft closures and solid bamboo flooring, just to name a few of the attractive features. Easy to heat & cool with an efficient ductless heat pump (Nov 2022). Enjoy fresh air and relaxation on the private glass-front patio (5'x20') which has been customized to keep pets safely contained. The suite also includes plenty of storage, laundry nook and an air exchange system. To complete the package there is an additional assigned storage locker along the corridor, plus a huge shared storage room for bicycles, a paved off-street parking spot just steps from the main door, and plenty of paved visitor parking. It gets even better. Within this condo complex is the Town's Community Hub which includes a large modern public library, cafe, gymnasium, bouldering wall, Innovation Lab, meeting rooms, and music room. All accessible via an internal entrance. Healthy Condo Corp. financials, low condo fees and live-in property



manager provide peace of mind. This historic gem is located within one of the nation's largest historic districts, surrounded by registered heritage homes on a picturesque tree lined street, and strolling distance to the heart of Annapolis Royal and all its amenities. Welcome to the Academy Condos where you can simplify your lifestyle and make time to do the things you love.

Built in 2018

Essential Information

MLS® #	202400372
Price	\$272,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	900
Year Built	2018
Type	Residential
Sub-Type	Condominium
Status	Closed
Date Sold	July 16th, 2024

Community Information

Address	109 151 Ritchie Street
Area	Annapolis Valley
District	Annapolis County
Sub-District	V4
City	Annapolis Royal
County	Annapolis
Province	NS
Postal Code	B0S 1A0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Assigned, Parking Spaces(s), Paved

Interior

Interior Features	Elevator, Ensuite Bath, See Remarks, High Speed Internet
Appliances	Electric Range, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Baseboard, Ductless
Basement	None

Exterior

Lot Description	Landscaped, Level
Roof	Tar/Gravel
Construction	Brick
Foundation	Concrete Perimeter, Other

School Information

Elementary	Champlain Elementary School
Middle	Annapolis West Education Centre
High	Annapolis West Education Centre

Additional Information

Zoning	general
HOA Fees	320
HOA Fees Freq.	Monthly

Listing Details

Listing Office	RE/MAX Banner Real Estate
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Listing information last updated on October 12th, 2025 at 4:32pm ADT