

# \$359,900 - 224 Granville Street, Bridgetown

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MLS® #202402385

**\$359,900**

5 Bedroom, 3.00 Bathroom, 2,291 sqft

Residential on 0.19 Acres

V4, Bridgetown, NS

Welcome home to 224 Granville - a true Nova Scotian classic! In this house, you'll be surrounded by the historic charm of a house almost two centuries old, while enjoying all the modern upgrades that you need. A perfect mix of old and new, this rare gem is right in the heart of Bridgetown. You'll enjoy the peaceful small-town life in this friendly community, while being just a few steps from the grocery store, cafe, and the gorgeous public park (with river access) that sits directly behind your property. Your front door opens into a spacious living room, complete with heat pump and beautiful softwood floors. Across the hall is a comfortable family room, perfect spot for the kids to play or kick back and watch TV. Down the hall is a den which is a great flex space for an office or a playroom. Across from that is your fully renovated kitchen - flooded with natural light, new countertops, updated appliances, huge island, and even a fireplace. As you continue down the hall, you'll find a bathroom with an extra stand-up shower, dedicated laundry space, and a stunning sunroom that looks out to the hot tub on the deck, and pool in your fully fenced back yard. Upstairs you've got FIVE good-sized bedrooms. Your primary bedroom has its own private ensuite, with a clawfoot tub that's the perfect place to relax after a long day. The second bedroom showcases a beautiful decorative fireplace. Your other three bedrooms give you all kinds of space for kids, teenagers, guests, or office space. Then at the



end of the hall is a charming reading nook, the perfect spot to dive into a good book. The house is loaded with heat pumps so you're always going to be cool in the summer, or cozy in the winter. 224 Granville is one-of-a-kind, with so many great spaces, so many upgrades, and so much historic Nova Scotian character, you've absolutely got to see it. Book your showing today!

Built in 1826

**Essential Information**

MLS® #	202402385
Price	\$359,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,291
Acres	0.19
Year Built	1826
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	April 2nd, 2024

**Community Information**

Address	224 Granville Street
Area	Annapolis Valley
District	Annapolis County
Sub-District	V4
City	Bridgetown
County	Annapolis
Province	NS
Postal Code	B0S 1C0

**Amenities**

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1

Parking	No Garage, Gravel, Single
Has Pool	Yes
Pool	Above Ground

## Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Cooktop, Oven, Dishwasher, Dryer, Washer, Refrigerator
Heating	Fireplace(s), Forced Air, Furnace, Ductless
Fireplace	Yes
Fireplaces	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, Level
Roof	Asphalt
Construction	Shingle Siding, Wood Siding
Foundation	Stone

## School Information

Elementary	Bridgetown Regional Community School
Middle	Bridgetown Regional Community School
High	Bridgetown Regional Community School

## Additional Information

Zoning	Res
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## Listing Details

Listing Office	Royal LePage Atlantic
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