

\$399,900 - 14 Scotia Street, Bridgewater

MLS® #202403705

\$399,900

5 Bedroom, 2.00 Bathroom, 2,434 sqft

Residential on 0.15 Acres

C1, Bridgewater, NS

Discover this 2,400 square foot gem nestled in the heart of Bridgewater, NS. This 5 bed, 2 bath home is not just a living space but an opportunity as it features an attached 1 bed, 1 bath in-law suite, which will be vacant at closing. This suite offers immense potential either as a dual-unit rental or as a great way to offset your mortgage by residing in the main house while earning rental income. The home has seen many upgrades including the basement being fully spray-foamed, the exterior walls with blown-in insulation, and the main house boasts a new roof as of 2023. The in-law suite received a new metal roof in 2020, and new exterior doors were installed throughout the home. A list of full upgrades to be provided. With much of the original wood trim and floors, the house has a vintage feel with its beautiful sliding pocket doors, L-shaped staircase, and a walk-up attic space that beckons to be transformed into something extraordinary. This home has no rental history and will be vacant allowing you to set your rental price. 14 Scotia Street is conveniently located within walking distance to schools, parks, shopping centers, healthcare facilities and restaurants. This opportunity should not be missed.



Essential Information

MLS® # 202403705

Price \$399,900

Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	2,434
Acres	0.15
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 28th, 2024

Community Information

Address	14 Scotia Street
Area	South Shore
District	405-Lunenburg County
Sub-District	C1
City	Bridgewater
County	Lunenburg
Province	NS
Postal Code	B4V 1E5

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected, Other
Parking	Paved

Interior

Interior Features	High Speed Internet
Appliances	Range, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Ductless, Hot Water, Stove
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Crawl Space, Full, Unfinished

Exterior

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

School Information

Elementary	Bridgewater Elementary School
Middle	Five Bridges Junior High School
High	Park View Education Centre

Additional Information

Zoning	Residential
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Listing Details

Listing Office	Exit Realty Town & Country
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