

# \$149,000 - 125 Across The Meadow Road, East Ferry

MLS® #202404337

**\$149,000**

2 Bedroom, 1.50 Bathroom, 1,320 sqft

Residential on 3.75 Acres

V4, East Ferry, NS

Welcome to #125 Across the Meadow Road... a quaint, friendly community on a no-exit lane. This charming, cozy home would make an ideal vacation property or year round home.

Apprx. 3.75 acres of land offers ample room for a small hobby farm. The home has a galley type kitchen with attached storage/shelving and open to the adjoining laundry/wood storage space. Open concept dining room and den, plus 2 pc. bath. The living room has hardwood flooring and a woodstove with rock hearth. Front room could be used as a primary bedroom with the addition of a wardrobe. The second floor features two bedrooms, one with vaulted ceiling & good size closets, the second bedroom is a good size also with good size closet, plus a view to the coastline of Long Island along to St. Mary's Bay. Second floor also offers an updated 4pc. bath. The previous owner planted various herbs, flowers and rose bushes, plus added a small greenhouse area to the 19'4x22 shed. The home is offered "as is" with some contents remaining.



## Essential Information

MLS® #	202404337
Price	\$149,000
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1

Square Footage	1,320
Acres	3.75
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	May 15th, 2024

### Community Information

Address	125 Across The Meadow Road
Area	Annapolis Valley
District	Digby County
Sub-District	V4
City	East Ferry
County	Digby
Province	NS
Postal Code	B0V 1E0

### Amenities

Utilities	Electricity Connected, Phone Connected
Parking	No Garage, Dirt
View	Bay, Harbour

### Interior

Interior Features	High Speed Internet
Appliances	Stove, Washer, Refrigerator, Other
Heating	Stove
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	1
Stories	One and One Half
Has Basement	Yes
Basement	Partial

### Exterior

Lot Description	3 to 9.99 Acres, Partial Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Stone

### School Information

Elementary	Digby Elementary School
High	Digby Regional High School

### **Additional Information**

Zoning	n/a
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### **Listing Details**

Listing Office	Pier II Realty Limited
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