

\$599,000 - 1049 Shore Road, Western Head

MLS® #202410084

\$599,000

3 Bedroom, 1.50 Bathroom, 1,950 sqft

Residential on 3.26 Acres

E2, Western Head, NS

Western Head, a point of land long known to the fishing industry, and more recently, surfers world-wide. Scott Bay offers the quintessential South Shore Nova Scotia bold open-ocean experience. Residents lucky enough to live along this stretch of coastline are treated to spectacular sun rises, and the every changing scenery as ocean swells meet the shore. Occasionally, a special listing comes to market. 1049 Shore Road is a custom open-concept Cape Cod spanning 3.26 acres, with 430 feet of pebble beach footsteps away. Despite a modern build (2000), the cedar-shingled exterior blends into the surrounding old weathered homes of the area. The interior is just as inspiring. Generous use of skylights and large windows bathe the home in natural light, connecting to the surrounding environment. Cathedral ceilings add to the already bright, airy interior. The clever main-level layout features kitchen, living room with propane wall fireplace, family room / den, two bedrooms, a large slate-tiled foyer with built-in closets, laundry-utility room, and two walk-outs to the 30 x 10 deck. Thoughtful design allows for easy entertaining, private sleeping quarters and lots of storage. The upper floor finds a loft area with water views, a stunning primary master bedroom with en suite half-bath and a private balcony overlooking the open Atlantic Ocean. New and recent upgrades include drilled well, septic tank and field pump, shower unit, roll-down door and window blinds, washer / dryer, deck glass,



windows and doors, complete whole-house water softening and filtration system (details on file). The exterior was also painted in 2020. Furnishings are negotiable. The location is superb for a full-time residence, holiday getaway or turn-key vacation rental. You are about 5 minutes from downtown Liverpool or a short drive to about a dozen white sand beaches, golf and fine dining. Less than 2 hours to Halifax and international airport.

Built in 2000

Essential Information

MLS® #	202410084
Price	\$599,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,950
Acres	3.26
Year Built	2000
Type	Residential
Sub-Type	Single Family Residence
Style	Cape Cod
Status	Closed
Date Sold	June 28th, 2024

Community Information

Address	1049 Shore Road
Area	South Shore
District	406-Queens County
Sub-District	E2
City	Western Head
County	Queens
Province	NS
Postal Code	B0T 1K0

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	No Garage, Gravel, Single
View	Ocean
Is Waterfront	Yes
Waterfront	Ocean Front, Ocean Access

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer - Electric, Washer, Microwave, Refrigerator, Water Purifier, Water Softener
Heating	Baseboard, Fireplace(s), In Floor
Fireplace	Yes
Fireplaces	Propane
Has Basement	Yes
Basement	Crawl Space, Partial

Exterior

Lot Description	3 to 9.99 Acres, Partially Cleared, Hardwood Bush, Partial Landscaped, Level, Softwood Bush, Wooded
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter, Pillar/Post/Pier

Additional Information

Zoning	Residential
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Listing Details

Listing Office	EXIT Realty Inter Lake Liverpool
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Listing information last updated on October 22nd, 2025 at 10:02am ADT