

# \$624,900 - 6 Chestnut Avenue, Wolfville

MLS® #202410778

## \$624,900

3 Bedroom, 1.50 Bathroom, 1,825 sqft  
Residential on 0.27 Acres

V2, Wolfville, NS

Welcome to 6 Chestnut Avenue, a beautifully maintained property located in the heart of Wolfville. This 2.5-story home has had so many updates in the past few years. New oil furnace in 2016, new radiant in floor heat in the kitchen last year, a double head heat pump recently installed as well as a new kitchen last year. 2 fireplaces have never been used by the current owner and should be verified for use. There has been a new garage door installed in 2022, as well the house has been recently painted. All maintenance has been carried out professionally and in a timely matter making this a great home for a new owner. The flow of the house is functional, with beautiful wood floors, and so much natural light! This is a gorgeous home, and the yard is equally beautiful, so much love has gone into the garden area, and you will find many of your favorite flowers and shrubs surrounding a nice relaxing rock-sitting area. Located just a short walk from downtown and Acadia University in an area of beautiful homes, be sure to put this on your viewing list.



Built in 1947

### Essential Information

MLS® #	202410778
Price	\$624,900
Bedrooms	3
Bathrooms	1.50

Full Baths	1
Half Baths	1
Square Footage	1,825
Acres	0.27
Year Built	1947
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 6th, 2024

### Community Information

Address	6 Chestnut Avenue
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Wolfville
County	Kings
Province	NS
Postal Code	B4P 1V6

### Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Detached, Single, Wired, Paved
# of Garages	1

### Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Ductless, Hot Water, In Floor, Radiant, Radiator
Fireplace	Yes
Fireplaces	Wood Burning
# of Stories	2
Stories	2.5 Storey
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Lot Description	Under 0.5 Acres, Landscaped
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Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter

**Additional Information**

Zoning	R2
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**Listing Details**

Listing Office	Keller Williams Select Realty (Kentville)
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Listing information last updated on October 13th, 2025 at 10:02am ADT