

\$429,000 - 6154 Highway 1, Mavillette

MLS® #202411069

\$429,000

3 Bedroom, 2.00 Bathroom, 1,590 sqft

Residential on 46.50 Acres

V4, Mavillette, NS

Nestled in privacy only minutes from legendary Mavillette Beach and along the serene banks of the Meteghan River, this enchanting century home offers a unique blend of historic charm and modern comfort. This property in the beautiful and culturally-rich Acadian shores region is a true retreat only 25 minutes to Yarmouth and the CAT ferry, and nearby destinations such as Smugglers Cove, Cape St Marys, Meteghan and Sip Cafe, and the lauded La Cuisine Robicheau. Situated down a long private drive, over a quaint bridge and distant from the main road on 46.5 +/- scenic groomed and wooded acres, the house features an abundance of natural light and intact vintage charm. Large windows ensure every room is bathed in sunlight and enjoys panoramic views. Gleaming hardwood floors run through the main living area, while the spacious 2nd level primary bedroom is your own private sanctuary. The unfinished vast gable attic offers endless opportunities, with stunning sunset views to the west, and south overlooking the large pond... one of three on the property. This is an unusually private, historic, and serene place to escape everyday life and immerse yourself in the beauty of nature. Stroll to the beach and enjoy life in one of Nova Scotia's welcoming and friendly communities



Built in 1905

Essential Information

MLS® #	202411069
Price	\$429,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,590
Acres	46.50
Year Built	1905
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	July 12th, 2024

Community Information

Address	6154 Highway 1
Area	Annapolis Valley
District	Digby County
Sub-District	V4
City	Mavillette
County	Digby
Province	NS
Postal Code	B0W 2H0

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking	Circular Driveway, Gravel
View	River
Is Waterfront	Yes
Waterfront	River Front, River Access, Stream/Pond

Interior

Interior Features	High Speed Internet
Heating	Baseboard, Furnace, Hot Water, Radiator
# of Stories	2
Stories	2.5 Storey
Has Basement	Yes
Basement	Full

Exterior

Lot Description	10 to 49.99 Acres, Partially Cleared, Partial Landscaped, Wooded
Roof	Metal
Construction	Shingle Siding
Foundation	Stone

Additional Information

Zoning	Residential
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Listing Details

Listing Office	Engel & Volkers (Yarmouth)
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