

# \$479,900 - 1428 Caiden Ave., Coldbrook

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MLS® #202412103

**\$479,900**

3 Bedroom, 2.00 Bathroom, 1,346 sqft

Residential on 0.38 Acres

V2, Coldbrook, NS

Discover the perfect blend of sustainability and modern living at 1428 Caiden Avenue, Coldbrook, NS, nestled in the serene Annapolis Valley. This exquisite 3-bedroom, 2-bathroom home is a marvel of modern construction, boasting an array of energy-efficient features and a commitment to eco-conscious living. With insulated concrete construction slab, This home has high energy efficiency and exceptional insulation. This airtight construction has a HRV system and a high-performance heat pump which is the most desired and easy to maintain systems in todays builds. Walking in to this spacious build quartz counter tops and vinyl flooring give a modern appeal. With 3 bedrooms and 2 full baths all location on one level. This home is prefect for first time home buyers or retirees. The spacious 2-car garage offers convenient and secure parking, along with additional storage space. Gain peace of mind with the included 10-year Atlantic Home Warranty, ensuring the longevity and quality of your investment. Living in Annapolis Valley offers a lifestyle choice for those who value community. Whether you're enjoying the tranquility inside your energy-efficient home or exploring the surrounding natural landscapes, this property offers a unique and desirable living experience. Annapolis Valley is known for its Agriculture richness, with the some of the best vineyards and apple orchards in Canada. It has beautiful scenery, The Bay of Fundy creating stunning coastal views. The



farm markets, pumpkin people and array of festivals make Annapolis Valley one of the best communities in Canada to live in.

**Essential Information**

MLS® #	202412103
Price	\$479,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,346
Acres	0.38
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	September 12th, 2024

**Community Information**

Address	1428 Caiden Ave.
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Coldbrook
County	Kings
Province	NS
Postal Code	B4R 1A1

**Amenities**

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Double, Heated Garage, Wired, Gravel
# of Garages	2

**Interior**

Interior Features	High Speed Internet
Appliances	None
Heating	Baseboard, Ductless
# of Stories	1

Stories	One
Basement	None

### **Exterior**

Lot Description	Under 0.5 Acres, Cleared, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Slab, Insulated Concrete

### **School Information**

Elementary	Coldbrook And District School
Middle	Coldbrook And District School
High	Central Kings Rural High School

### **Additional Information**

Zoning	R1
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### **Listing Details**

Listing Office	EXP Realty of Canada Inc.
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