

# \$549,000 - 1943 Clarence Road, Clarence

MLS® #202412635

**\$549,000**

5 Bedroom, 2.00 Bathroom, 2,806 sqft

Residential on 5.00 Acres

V3, Clarence, NS

Charming is the word that comes to mind as you peer up at this Century home. Far more fantastic descriptives come to mind as you peruse the view across the Valley, enjoy the natural ambiance of the many fairy woods, the trickling brook, fields of forget-me-nots, shady dells, sunny acreages, and fragrant orchards, as this home sits atop a gentle slope as a Sentinel, guardian, of the beautiful landscape. Sitting on the grand south facing front porch, surveying your kingdom at the base of North Mountain, pondering the lives of many families that called the Sentinel home adds comfort to the experience. Enjoying the evening sun, and dining al fresco on the beautiful deck attached to your huge, bright kitchen, you can enjoy another more private natural experience. The five varieties of cherries that flourish here are but one of the many natural attributes that enhance the provenance of this exceptional property. The house is restored and renovated to a lovely balance of historical and modern convenience [new foundation approx 2005]. Bright and light, warm and cozy, private and space to gather, this house was built when people built to accommodate all times, stages, and seasons of living, and these spaces were enhanced when building techniques could improve those accommodations. Just a few minutes to Lawrencetown, Bridgetown and only 20 minutes to 14 Wing Greenwood.



## Essential Information

MLS® #	202412635
Price	\$549,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	2,806
Acres	5.00
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	September 19th, 2024

### Community Information

Address	1943 Clarence Road
Area	Annapolis Valley
District	Annapolis County
Sub-District	V3
City	Clarence
County	Annapolis
Province	NS
Postal Code	B0S 1C0

### Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking	No Garage, Gravel, Parking Spaces(s)
View	Other

### Interior

Interior Features	Central Vacuum, High Speed Internet
Appliances	Central Vacuum, Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Baseboard, Furnace, Hot Water, In Floor, Stove, Radiator
Fireplace	Yes
Fireplaces	Wood Burning Stove
# of Stories	2
Stories	2 Storey, Three Or More
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

### Exterior

Lot Description	3 to 9.99 Acres, Partially Cleared, Landscaped
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter

**Additional Information**

Zoning	none
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**Listing Details**

Listing Office	Red Door Realty
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