

\$1,599,900 - 181 Hicks Road, White Point

MLS® #202415868

\$1,599,900

3 Bedroom, 3.00 Bathroom, 1,768 sqft

Residential on 110.74 Acres

E3, White Point, NS

Discover the epitome of coastal luxury on this expansive 110-acre property, which boasts 1500 feet of water frontage, situated near the esteemed White Point Estates. This breathtaking home offers unparalleled ocean views from almost every room, offering a serene and picturesque living experience. The open-concept design seamlessly integrates the living, dining, and kitchen areas, creating a harmonious flow bathed in natural light. A chef's dream, the kitchen offers stunning stainless steel gas appliances, ample counter space, and a large butcher block island. The living room, with its striking stone fireplace, exudes both grandeur and coziness, perfect for relaxation or entertaining. Large double glass doors lead you to the patio which overlooks the ocean, providing an idyllic setting for outdoor gatherings. The primary bedroom is a private sanctuary, offering breathtaking ocean vistas and a wood-burning fireplace that enhances the tranquil ambiance. The ensuite includes a walk-in closet and a spa-like bathroom with a walk-in tiled shower, heated spa tub, automatic blinds, and in-floor heating. Beautiful hardwood flooring throughout much of the home adds a touch of timeless elegance. Down the hall, a second bathroom with a tiled shower, a home office or guest bedroom, and an attached garage provide convenience and versatility. Outside, a separate detached garage houses a stunning guest suite complete with a three-piece bathroom, kitchenette, skylights,



and incredible views. This space offers numerous possibilities, from an AirBnB rental to an ideal in-law suite. Practicality meets sustainability with features such as a metal roof, a substantial 17.8-kilowatt solar system, and an on-demand water heater. For added peace of mind, an 11kW Generac Generator ensures backup power. An additional 15 acres with 210 feet of shoreline may be available for purchase at additional cost, further expanding the possibilities of this extraordinary coastal retreat

Essential Information

MLS® #	202415868
Price	\$1,599,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,768
Acres	110.74
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	September 9th, 2024

Community Information

Address	181 Hicks Road
Area	South Shore
District	406-Queens County
Sub-District	E3
City	White Point
County	Queens
Province	NS
Postal Code	B0T 1K0

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
-----------	--

Parking Spaces	2
Parking	Attached, Double, Heated Garage, Gravel, Parking Spaces(s)
# of Garages	2
View	Ocean
Is Waterfront	Yes
Waterfront	Ocean Front, Ocean Access, Stream/Pond

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Gas Oven, Dishwasher, Dryer - Gas, Washer, Microwave, Refrigerator, Wine Cooler
Heating	Baseboard, Fireplace(s), Forced Air, Furnace, In Floor
Fireplace	Yes
Fireplaces	Fireplace(s), Wood Burning
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Crawl Space, Unfinished

Exterior

Lot Description	Over 100 Acres, Partially Cleared, Partial Landscaped, Level, Softwood Bush
Roof	Asphalt, Metal
Construction	Wood Siding
Foundation	Concrete Perimeter, Insulated Concrete

Additional Information

Zoning	Residential
--------	-------------

Listing Details

Listing Office	Royal LePage Atlantic (Mahone Bay)
----------------	------------------------------------

NSAR IDX Reciprocity listings are displayed in accordance with NSAR's IDX Agreements and property information is provided under copyright© by the Nova Scotia Association of REALTORS®. The above information is from sources deemed reliable but it should not be relied upon without independent verification.

Listing information last updated on October 14th, 2025 at 4:02am ADT