

\$70,000 - 2675 Patrice Road, St. Joseph

MLS® #202417755

\$70,000

1 Bedroom, Bathroom, 840 sqft
Residential on 5.74 Acres

V4, St. Joseph, NS

Discover a unique opportunity for creative and handy buyers! This charming camp, though in need of repairs, boasts strong foundational bones, a cozy propane fireplace, and special wood finishes throughout. Every detail has been designed with comfort in mind. Situated on a serene and private 5.75-acre lot, this property offers an idyllic escape into nature. The lot features water on both extremities: a tranquil river that flows into Lac des Castors (Beavers' Lake) and a small, picturesque lake at the other end. The lush surroundings create a secluded haven, perfect for those seeking peace and privacy. The camp's prime location is another standout feature. It is conveniently close to Comeauville and Saulnierville, providing easy access to local markets and shopping. Embrace the potential of this beautiful property and transform it into your dream retreat.



Built in 2022

Essential Information

MLS® #	202417755
Price	\$70,000
Bedrooms	1
Square Footage	840
Acres	5.74
Year Built	2022
Type	Residential
Sub-Type	Cottage / Rec. Properties

Status	Closed
Date Sold	October 9th, 2024

Community Information

Address	2675 Patrice Road
Area	Annapolis Valley
District	Digby County
Sub-District	V4
City	St. Joseph
County	Digby
Province	NS
Postal Code	B0W 1M0

Amenities

Utilities	Propane, Other
Parking	No Garage, Gravel
Is Waterfront	Yes
Waterfront	River Front, River Access

Interior

Heating	Other Heating/Cooling
Cooling	Other Heating/Cooling
Fireplace	Yes
Fireplaces	Propane
# of Stories	1
Stories	One and One Half
Basement	None

Exterior

Lot Description	3 to 9.99 Acres, Wooded
Roof	Metal
Foundation	Other

Additional Information

Zoning	Residential
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Listing Details

Listing Office	Engel & Volkers (Yarmouth)
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Listing information last updated on November 5th, 2025 at 10:03am AST