

\$354,900 - 17 Sumac Avenue, New Minas

MLS® #202418297

\$354,900

4 Bedroom, 2.00 Bathroom, 2,422 sqft
Residential on 0.33 Acres

V2, New Minas, NS

Welcome to 17 Sumac Road, New Minas! This well maintained 4-bed, 2-bath bungalow is bursting with potential and ready for you to move in. The main floor that offers a beautifully appointed kitchen, a cozy dining room, and a spacious living room, equipped with a heat pump. Completed with three generously sized bedrooms, including a main bedroom. The fully finished basement is a versatile space that can be transformed into an in-law suite or a basement apartment. It features a large rec room, an additional bedroom, a den/office area, another den/bedroom, a laundry area, and a bathroom with a shower. Outside, you'll find a large garage (26x36), complete with its own workshop area. New Roof (2021), new furnace and oil tank (2023) The paved driveway adds to the convenience and curb appeal of this fantastic property. Situated close to all the amenities New Minas has to offer, including Hwy. 1 (bus route) and the golf course, this home is perfectly located!



Built in 1977

Essential Information

MLS® #	202418297
Price	\$354,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2

Square Footage	2,422
Acres	0.33
Year Built	1977
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	October 16th, 2024

Community Information

Address	17 Sumac Avenue
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	New Minas
County	Kings
Province	NS
Postal Code	B4N 4E9

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Detached, 1.5, Paved
# of Garages	2

Interior

Interior Features	See Remarks, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Furnace, Ductless
Has Basement	Yes
Basement	Finished

Exterior

Lot Description	Under 0.5 Acres, Cleared, Partial Landscaped
Roof	Asphalt
Construction	Aluminum Siding
Foundation	Concrete Perimeter

School Information

Elementary	New Minas Elementary School
Middle	Evangeline Middle School
High	Horton High School

Additional Information

Zoning	R2
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Listing Details

Listing Office	Exit Realty Town & Country
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Listing information last updated on October 27th, 2025 at 10:47am ADT