

\$345,000 - 9717 Highway 10, Nictaux

MLS® #202421928

\$345,000

4 Bedroom, 2.00 Bathroom, 3,179 sqft

Residential on 1.07 Acres

V3, Nictaux, NS

Welcome to this charming and historic 4+ 1 bedroom, 2-bath family home, sitting on a generous 1.1-acre lot. With just over 3000 sq. ft. of living space, there's room for everyone and potential for even more! The farmhouse kitchen exudes character and warmth perfect for creating memories with loved ones. Both formal living and dining rooms offer space for everyone to enjoy and are filled with character. The sun room leading to your covered front veranda will be a favorite to enjoy morning coffee and relax. This home has the space for endless opportunities! Recent upgrades include a new oil tank, new hot water tank, doors, windows and so much more. The furnace and roof are just 10 years old, ensuring peace of mind for years to come. Electrical and plumbing have been recently updated as well. The upper level features a second full kitchen and another full bathroom, making it perfect for extended family or guests. Located just minutes from the Riverside Park and the scenic Annapolis River, and walking distance to all of Middleton's amenities. Homes like this are a rare find – don't miss your chance to make it yours!



Built in 1793

Essential Information

MLS® # 202421928

Price \$345,000

Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	3,179
Acres	1.07
Year Built	1793
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	October 24th, 2024

Community Information

Address	9717 Highway 10
Area	Annapolis Valley
District	Annapolis County
Sub-District	V3
City	Nictaux
County	Annapolis
Province	NS
Postal Code	B0S 1P0

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Double, Wired, Circular Driveway, Dirt, Parking Spaces(s)
# of Garages	2

Interior

Interior Features	Secondary Suite, See Remarks, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Forced Air
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out Access

Exterior

Lot Description	1 to 2.99 Acres, Cleared, Partial Landscaped, Level, Wooded
Roof	Asphalt

Construction	Shingle Siding
Foundation	Concrete Perimeter, Stone

Additional Information

Zoning	R1
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Listing Details

Listing Office	Royal LePage Atlantic (Greenwood)
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