

\$384,500 - 1360 Highway 360, Garland

MLS® #202422660

\$384,500

3 Bedroom, 2.00 Bathroom, 1,200 sqft
Residential on 2.22 Acres

V2, Garland, NS

Downsizing or one level living! Escape to the tranquility of the Annapolis Valley with this stunning 2 year old 3-bedroom, 2-bath home on a picturesque 2.2-acre level lot. Situated just minutes from the majestic Bay of Fundy and close to Berwick, a vibrant community with shops, restaurants, and all necessary amenities. This one-level home offers a perfect blend of modern comfort and peaceful country living. Cathedral ceilings in the open-concept main living area create a bright, airy space perfect for family gatherings and entertaining. Patio doors off the living area lead to the 20'x6' front deck, the perfect spot to unwind and enjoy the breathtaking sunsets. Modern kitchen with ample counter space and quality appliances, flowing seamlessly into the dining and living areas. Brightly lit with lots of windows the large primary bedroom has 3 pc en-suite and a generous walk in closet. Two additional bedrooms with plenty of natural light and storage space. Ductless heat pump for efficient year-round heating and cooling, with electric baseboard for back-up. This home is wired for a generator with its own dedicated circuit panel for peace of mind during power outages. Generator included. Outside you will find a spring-fed pond on the property, adding charm and a serene setting for outdoor enjoyment. Large fenced children's play area, providing a safe and fun space for kids or it could be used as a run for your pets. Spacious 10'x16' back deck, perfect for enjoying your morning coffee.



20â€™x6â€™ front deck, ideal for relaxing in the evenings while taking in the beautiful country views. The 10'x16' Old Hickory built shed included, offers ample storage. With landscaping completed on this 2.2-acre lot it provides plenty of space for gardening or future outdoor projects. Just minutes from the world-famous Bay of Fundy, renowned for its incredible tides and coastal beauty. This move-in-ready home offers all the comfort of modern living in a peaceful, scenic setting.

Built in 2023

Essential Information

MLS® #	202422660
Price	\$384,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,200
Acres	2.22
Year Built	2023
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	April 17th, 2025

Community Information

Address	1360 Highway 360
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Garland
County	Kings
Province	NS
Postal Code	B0P 1E0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
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Parking	No Garage, Gravel, Parking Spaces(s)
Waterfront	Stream/Pond

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer - Electric, Washer, Range Hood, Refrigerator
Heating	Baseboard, Ductless
Cooling	Ductless
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Crawl Space

Exterior

Lot Description	1 to 2.99 Acres, Partially Cleared, Partial Landscaped, Level, Softwood Bush
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Berwick And District School
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Additional Information

Zoning	A2
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Listing Details

Listing Office	Exit Realty Town & Country
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Listing information last updated on October 23rd, 2025 at 8:47am ADT