

\$399,900 - 40 Forest Hill Road, Chester Grant

MLS® #202422911

\$399,900

2 Bedroom, 1.00 Bathroom, 1,235 sqft

Residential on 0.60 Acres

A3, Chester Grant, NS

Beautiful bungalow in Chester Grant! Great 24 year old 2 bed 1 bath close to Millett Lake! This home features a great layout on 1 level slab. Large front covered veranda to listen to the brook across the road or sit out back on the large rear deck. New oil tank Aug 2024, 2 new mini split heat pumps June 2024 to help with energy costs. Very comfortable oil fired in floor hot water heating. Inside you will find a cozy & functional home that features living room with ductless split mini heat pump, excellent kitchen with lots of storage, bright dining room, 4 pc full bath, laundry room with walkout to back deck & access to utility room, primary bedroom with 2 windows & 2 closets, 2nd bedroom, front foyer & built in single garage with another mini split heat pump. The home was originally designed for accessibility. The more than 1/2 acre lot is beautiful with concrete driveway between both Forest Hill Rd & Blueberry Lane. Mature trees including apple, ash, oak, vegetable gardens, lilac bushes, holly bushes, blueberry bushes & 2 sheds (10'X12' & 13'X16') as well as a chicken coop! Generator in the garden shed is included! The Seller leases a small section of the lot to Eastlink for a cell tower so there is excellent coverage! Only 20 min to Chester & less than an hour to Halifax. Great home for buyers looking to downsize or just starting out!



Built in 2000

Essential Information

MLS® #	202422911
Price	\$399,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,235
Acres	0.60
Year Built	2000
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	December 11th, 2024

Community Information

Address	40 Forest Hill Road
Area	South Shore
District	405-Lunenburg County
Sub-District	A3
City	Chester Grant
County	Lunenburg
Province	NS
Postal Code	B0J 1J0

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	3
Parking	Attached, Single, Heated Garage, Wired, Concrete, Double
# of Garages	1
Is Waterfront	Yes
Waterfront	Lake, Access: Deeded

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dryer, Washer, Refrigerator, Other
Heating	Ductless, Hot Water, In Floor
# of Stories	1
Stories	One
Basement	None

Exterior

Lot Description	0.5 to 0.99 Acres, Landscaped, Level, Sloping/Terraced, Wooded
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Slab

School Information

Elementary	Chester District Elementary School
Middle	Chester Area Middle School
High	Forest Heights Community School

Additional Information

Zoning	Res
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Listing Details

Listing Office	Viewpoint Realty Services Inc.
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