

# \$150,000 - 6700 Highway 12, Aldersville

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MLS® #202423239

**\$150,000**

5 Bedroom, 1.00 Bathroom, 1,434 sqft  
Residential on 2.00 Acres

V2, Aldersville, NS

This century farm house is in need of some updating but offers a lot. Outside you find 5 types of apple trees, pear trees, rhubarb, highbush blueberries, raspberries and blackberries. Things need some care, as they have been neglected for a few years. Step inside to the mudroom with a washer and dryer purchased in 2023. The large eat in kitchen offers plenty of space for cooking and serving a large number of people. The living room is quiet large and features a pellet stove. There is a 4 piece bathroom, dining room and a bedroom to complete the main floor. The second level features 4 good size bedrooms. There is a dug well and a spring fed well that feeds the small additional sink in the kitchen. The windows have all been replaced. The oil tank and piping was replaced in 2017. Septic was pumped end of July 2024. Roof was shingled in 2017. The furnace was replaced in 2023. While this home needs new flooring and lots of other upgrades It has a lot of updates. Perfect home for someone who would like to add their touches and make it their own. It is being sold as is. While we believe the home is approximately 98 years old, there is nothing on record. There is a lot of additional items in the home that remain. New lightening and electric baseboards. Tools dishes furniture. Everything in the home stays. Priced to sell this wont last long. Schedule your viewing today! Please leave offers open 48 hours. Sellers reserve the right to accept an offer at anytime.



**Essential Information**

MLS® #	202423239
Price	\$150,000
Bedrooms	5
Bathrooms	1.00
Full Baths	1
Square Footage	1,434
Acres	2.00
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	October 31st, 2024

**Community Information**

Address	6700 Highway 12
Area	Annapolis Valley
District	405-Lunenburg County
Sub-District	V2
City	Aldersville
County	Lunenburg
Province	NS
Postal Code	B0J 2M0

**Amenities**

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Multiple Driveways, Paved

**Interior**

Interior Features	See Remarks, High Speed Internet
Appliances	Electric Range, Dryer - Electric, Washer, Microwave, Refrigerator
Heating	Baseboard, Furnace, Hot Water
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Partial

**Exterior**

Lot Description	1 to 2.99 Acres, Partial Landscaped, Softwood Bush
Roof	Asphalt

Construction	Vinyl Siding
Foundation	Pillar/Post/Pier, Stone

### **Additional Information**

Zoning	General
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### **Listing Details**

Listing Office	EXP Realty of Canada Inc.
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