

# \$45,000 - Lot 22-1 Ardoise Lane, Ardoise

MLS® #202424763

**\$45,000**

Bedroom, Bathroom,  
Land on 1.12 Acres

V1, Ardoise, NS

Discover the perfect spot to build your dream home in Ardoise! This spacious 1.1 acre level lot offers ample room to design and create your ideal living space, all while enjoying the tranquility of nature. Conveniently located just 15 minutes from the shops, schools, and amenities of Windsor, and a short 45 minute drive to HRM. Donâ€™t miss out on this fantastic opportunity to bring your vision to life!



## Essential Information

MLS® #	202424763
Price	\$45,000
Acres	1.12
Type	Land
Sub-Type	Unimproved Land
Status	Closed
Date Sold	March 5th, 2025

## Community Information

Address	Lot 22-1 Ardoise Lane
Area	Annapolis Valley
District	Hants County
Sub-District	V1
City	Ardoise
County	Hants
Province	NS
Postal Code	B0N 1L0

## Amenities

Utilities	Cable Connected, Electricity Connected, High Speed Internet, Phone Connected
Parking	None

## **Exterior**

Lot Description	Level, Wooded, 1 to 2.99 Acres
-----------------	--------------------------------

## **School Information**

Elementary	Brooklyn District Elementary School
Middle	West Hants Middle School
High	Avon View High School

## **Additional Information**

Zoning	R4
--------	----

## **Listing Details**

Listing Office	Royal LePage Atlantic - Valley(Windsor)
----------------	---

NSAR IDX Reciprocity listings are displayed in accordance with NSAR's IDX Agreements and property information is provided under copyright© by the Nova Scotia Association of REALTORS®. The above information is from sources deemed reliable but it should not be relied upon without independent verification.

Listing information last updated on October 14th, 2025 at 12:47am ADT