

# \$350,000 - 16 Diligent River Road, Diligent River

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MLS® #202425801

**\$350,000**

3 Bedroom, 2.00 Bathroom, 1,129 sqft

Residential on 1.17 Acres

N/A, Diligent River, NS

Discover coastal living at its finest with this beautiful 3-bedroom, 2-bathroom home at 16 Diligent River Road in the picturesque community of Diligent, Nova Scotia. Sets on 1.17 acres, this modern home—built just four years ago—offers an impressive blend of contemporary design, breathtaking ocean views, and serene privacy. Step inside to find an open-concept layout that seamlessly connects the kitchen, dining, and living spaces, all bathed in natural light thanks to expansive windows that capture the stunning vistas of the Bay of Fundy. The kitchen is a chef's dream, featuring ample cabinetry, extensive counter space, and a modern island perfect for entertaining. The adjoining dining area and living room provide a welcoming atmosphere, enhanced by crown molding, custom blinds, and a thoughtfully selected decor that comes fully furnished, with only a few exclusions. The spacious primary suite offers a private retreat with a 3-piece ensuite bathroom, while two additional bedrooms share a full 4-piece bathroom, ideal for family or guests. With a heat pump for efficient heating and cooling, this home ensures year-round comfort. Outside, the oversized front deck is perfect for barbecuing, entertaining, or simply soaking in the unparalleled ocean views. The property also includes a storage shed, ideal for additional storage needs. Located near pristine beaches, scenic trails, and only a short drive to local amenities, this home combines the peace of



rural living with modern conveniences.  
Whether youâ€™re looking for a year-round residence or a coastal getaway, 16 Diligent River Road offers a rare opportunity to own a piece of Nova Scotiaâ€™s natural beauty.

Built in 2020

**Essential Information**

MLS® #	202425801
Price	\$350,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,129
Acres	1.17
Year Built	2020
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	January 15th, 2025

**Community Information**

Address	16 Diligent River Road
Area	Northern Region
District	102S-South of Hwy 104, Parrsboro and Area
Sub-District	N/A
City	Diligent River
County	Cumberland
Province	NS
Postal Code	B0M 1S0

**Amenities**

Utilities	Electric, Electricity Connected
Parking	No Garage, Other
View	Ocean
Is Waterfront	Yes
Waterfront	Ocean Front

## Interior

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

## Exterior

Lot Description	1 to 2.99 Acres, Cleared, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Other

## School Information

Elementary	Parrsboro Regional Elementary School
Middle	Parrsboro Regional High School
High	Parrsboro Regional High School

## Additional Information

Zoning	RSRC
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## Listing Details

Listing Office	EXP Realty of Canada Inc.
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