

\$545,000 - 67 Olympiad Drive, Nictaux

MLS® #202427114

\$545,000

3 Bedroom, 2.00 Bathroom, 1,440 sqft

Residential on 0.46 Acres

V3, Nictaux, NS

When only new will do! This quality constructed bungalow on slab offers low maintenance living in a desirable country subdivision. Starting with the exterior, attractive navy and vinyl shake siding paired with a lovely front veranda makes for a good first impression. The private backyard offers a spacious lawn ready for your veggie garden, and plenty of entertaining space on the large concrete patio with no neighbours in sight! Inside, you will find a bright and modern design with easy care vinyl flooring throughout and lots of storage space. The chef's kitchen features top of the line stainless steel appliances, a centre island, undermount sink, and gorgeous quartz countertops you're sure to love! The split bedroom floorplan gives you extra privacy between family members. Two secondary bedrooms on one side share a 4pc bath, and the primary suite comes complete with a walk-in closet and a lush ensuite featuring a double vanity and gorgeous glass/tile shower. Plenty of pot lights, beautiful fixtures, and an open concept living space makes this new home sparkle! Two other bonuses include a walk-in pantry for Costco runs, and a practical mudroom with laundry that leads to the attached garage. Speaking of garage, you can easily park two full size vehicles and will still have extra storage space. Fully wired, insulated, and drywalled makes this a great spot to tinker on a project in any season. Today's efficiency standards and extra insulation, paired with a



ductless heat pump will result in below average utility bills! This convenient location is only 5 minutes to Middleton, or 15 minutes to Greenwood, with easy access to an extensive network of walking & ATV trails for outdoor adventures. Take a peek for yourself, this new home could be the perfect fit!

Essential Information

MLS® #	202427114
Price	\$545,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,440
Acres	0.46
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	January 30th, 2025

Community Information

Address	67 Olympiad Drive
Area	Annapolis Valley
District	Annapolis County
Sub-District	V3
City	Nictaux
County	Annapolis
Province	NS
Postal Code	B0S 1P0

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking Spaces	4
Parking	Attached, Double, Wired, Gravel
# of Garages	2

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Refrigerator
Heating	Baseboard, Ductless
Basement	None

Exterior

Lot Description	Under 0.5 Acres, Cleared, Partial Landscaped, Level
Roof	Fiberglass
Construction	Vinyl Siding
Foundation	Slab

Additional Information

Zoning	R2
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Listing Details

Listing Office	Royal LePage Atlantic (Greenwood)
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