

\$499,000 - 48 Clairmont Street, Mahone Bay

MLS® #202428591

\$499,000

4 Bedroom, 1.50 Bathroom, 1,689 sqft

Residential on 0.15 Acres

B2, Mahone Bay, NS

This charming four bedroom, one and a half bath home, sits on a tree lined lot backing on the Maggie Maggie river, in the seaside town of Mahone Bay. Just steps from the front door, you will find the best lifestyle Mahone Bay has to offer. Outdoor enthusiasts will enjoy the park and playground, swimming pool and tennis courts, trails, government wharf and marina. Restaurants, shops, cafes, coffee shops, grocery, pharmacy, community centre and gym are just some of the amenities that are a stroll away. This beautiful home with classic "bump" is bright and spacious with high ceilings on both levels. Freshly painted inside and out with new windows and a new kitchen. The main floor offers a formal living room and dining room, cozy family room, spacious eat in kitchen, laundry and half bath. The new kitchen opens to the large deck overlooking the river offering endless hours of entertaining and relaxing family time. Upstairs you will find four large, light filled bedrooms and a full bath. The classic bump over the front door is the perfect place for a cozy reading nook or home office. The full, dry basement with inside and outside access provides plenty of room for storage. Outside, the enclosed storage under the ample deck is the perfect place for bikes, kayaks and outdoor toys. Mahone Bay is an active and vibrant year round community with great schools offering a perfect fit for young families, busy professionals and active retirees alike. Just 3 minutes from exit 10 on Highway 103, 45 minutes to Halifax and one hour to



Halifax International Airport. Welcome home to
48 Clairmont Street!

Built in 1901

Essential Information

MLS® #	202428591
Price	\$499,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,689
Acres	0.15
Year Built	1901
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	February 24th, 2025

Community Information

Address	48 Clairmont Street
Area	South Shore
District	405-Lunenburg County
Sub-District	B2
City	Mahone Bay
County	Lunenburg
Province	NS
Postal Code	B0J 2E0

Amenities

Utilities	Cable Connected, Electricity Connected, Phone Connected
Parking	No Garage, Gravel, Parking Spaces(s)
View	Other
Waterfront	Access: Bay, Ocean Access, Access: Public, River Access

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator

Heating	Forced Air, Furnace
# of Stories	2
Stories	2 Storey
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres, Partially Cleared, Landscaped, Level
Roof	Asphalt
Construction	Shingle Siding
Foundation	Stone

School Information

Elementary	Bayview Community School
Middle	Bayview Community School
High	Park View Education Centre

Additional Information

Zoning	General Residential
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Listing Details

Listing Office	Viewpoint Realty Services Inc. (Mahone Bay)
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