

\$410,000 - 9658 Highway 10, Nictaux

MLS® #202501761

\$410,000

4 Bedroom, 1.50 Bathroom, 1,776 sqft

Residential on 0.50 Acres

V3, Nictaux, NS

Warm, inviting and move in ready! There is a lot to brag about at this 4 bedroom 1.5 bath bungalow. Extensively renovated over the last 3 years, with all big ticket items taken care of such as new architectural roof shingles, installation of efficient propane hot water on demand heating system, flooring, trim, baseboards and paint throughout (interior & exterior), modern vinyl siding & exterior front door, new front deck, updated bathrooms, 2 sheds constructed on site, all new light fixtures and recessed lighting - and the heart of the home; a brand new custom kitchen open to the living and dining room, with attractive tile backsplash wall, tons of counter space and cupboards, and expansive island perfect for entertaining. The pleasing open-concept layout is ideal for family's with children of all ages, and the laundry has been moved to the main floor and positioned conveniently near all bedrooms and 4pc bath. The basement has a large finished rec-room with plenty of closet space for storage, and the unfinished area makes for a fantastic workshop. Stepping outside, the seemingly endless backyard has a nice patio space surrounded by lush grass and stunning town views across the Annapolis River that are breathtaking in every season. A few mature trees and some established shrubs that flower in the spring add to it's peaceful appeal. Location is everything, and this property is walking distance or short drive to all of Middleton amenities, parks and schools, and



only 15 minutes to DND Greenwood. Contact your agent of choice to schedule your viewing today!

Built in 1968

Essential Information

MLS® #	202501761
Price	\$410,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,776
Acres	0.50
Year Built	1968
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	June 2nd, 2025

Community Information

Address	9658 Highway 10
Area	Annapolis Valley
District	Annapolis County
Sub-District	V3
City	Nictaux
County	Annapolis
Province	NS
Postal Code	B0S 1P0

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	No Garage, Double, Gravel

Interior

Interior Features	High Speed Internet
Heating	Ductless, Hot Water, Radiant
Cooling	Ductless
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Lot Description	0.5 to 0.99 Acres, Landscaped, Sloping/Terraced
Roof	Fiberglass
Construction	Vinyl Siding, Wood Siding
Foundation	Concrete Perimeter

School Information

Elementary	Annapolis East Elementary School
Middle	Middleton Regional High School
High	Middleton Regional High School

Additional Information

Zoning	res
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Listing Details

Listing Office	Royal LePage Atlantic (Greenwood)
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Listing information last updated on October 27th, 2025 at 4:47am ADT