

\$860,000 - 84 Bishop Avenue, Wolfville

MLS® #202503217

\$860,000

3 Bedroom, 3.00 Bathroom, 3,357 sqft

Residential on 0.17 Acres

V2, Wolfville, NS

This magnificent residence, nestled in a desirable neighborhood with views of Blomidon, offers a distinctive blend of elegance and comfort. The bright, open and versatile main floor is bathed in light through windows in all directions. The chef's kitchen will inspire culinary creativity and invite convivial gatherings. The soaring ceiling above a double-sided gas fireplace makes the living room both grand and inviting for entertaining or cozy relaxation. Cross the adjoining dining room and step through French doors onto the expansive composite rear deck -Â lovely for entertaining or relaxing in your beautifully landscaped, low-maintenance and private yard. From the cozy den with a stone fireplace surround, you can take your coffee out to the front balcony and enjoy sweeping vistas as you relax in the morning sun. Designed for ease and comfort, this home includes ducted heating/cooling, an oversized garage with room for tandem parking, and elevator-ready infrastructure, ensuring convenience for years to come. The lower-level offers a flexible space for study, home office, fitness or extra guest accommodation. In your large primary suite, you will find a vaulted ceiling and panoramic views, along with an ensuite with double vanity, soaker tub, shower and separate toilet room. The spacious walk-in-closet will handsomely serve as a couple's dressing room. Guests will enjoy two guest rooms overlooking the back garden and share a three-piece bathroom, plus a sitting



area overlooking the living room. Located just steps from Wolfville's popular Millennium Trail that leads to Reservoir Park and Rotary Park, this home offers a harmonious blend of pleasurable living and outdoor adventure. The ongoing development nearby promises a park behind the homes across the cul-de-sac, ensuring that the neighborhood's charm and future appeal continue to grow. Seize this chance to own this rare property where every detail combines elegance, functionality and a superb location!

Built in 2002

Essential Information

MLS® #	202503217
Price	\$860,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	3,357
Acres	0.17
Year Built	2002
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	July 31st, 2025

Community Information

Address	84 Bishop Avenue
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Wolfville
County	Kings
Province	NS
Postal Code	B4P 2L5

Amenities

Utilities	Electric, Propane, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Single, Garage, Heated Garage, Wired, Gravel
# of Garages	1
View	Other

Interior

Interior Features	Central Vacuum, Ensuite Bath, See Remarks, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Range Hood, Refrigerator
Heating	Baseboard, Fireplace(s), Heat Pump
Cooling	Ducted Cooling
Fireplace	Yes
Fireplaces	Propane
# of Stories	3
Stories	Three Or More
Has Basement	Yes
Basement	Full, Partially Finished, Walk-Out Access

Exterior

Exterior Features	Balcony
Lot Description	Under 0.5 Acres, Cleared, Landscaped
Roof	Asphalt
Construction	Stone, Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Wolfville School
Middle	Wolfville School
High	Horton High School

Additional Information

Zoning	R1
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Listing Details

Listing Office	Exit Realty Town & Country
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