

\$375,000 - 40 Murray Drive, Bridgewater

MLS® #202503252

\$375,000

4 Bedroom, 2.00 Bathroom, 1,925 sqft

Residential on 0.15 Acres

C1, Bridgewater, NS

Charming Duplex in Bridgewater – Ideal Investment or Multi-Generational Living. Nestled in the heart of Bridgewater, Nova Scotia, this well-maintained duplex offers a fantastic opportunity for investors or homeowners looking for additional rental income. Conveniently located within walking distance of schools, shopping, the waterfront, and restaurants. Plus, it's just an hour from Halifax and the international airport, making travel and commuting a breeze. The Upper Unit is bright and spacious. It has 3-bedrooms and 1-bathroom. The unit features an eat-in kitchen and a living room with vaulted ceilings. Large windows flood the space with natural light, creating an inviting atmosphere. The Lower Unit has 1-bedroom and 1-bathroom with a large open-concept living room, kitchen, and dining area and it Includes a separate storage room big enough to be used for a home office, den or child's bedroom. The Shared Laundry is located on the lower level, easily accessible to both units. The Outdoor Features a carport, garage, paved driveway, deck and a lovely yard, perfect for outdoor enjoyment and entertaining. The roof of the house and garage was resingled and fascia was repaired 2023/2024. With its prime location, strong rental potential, and charming character, this duplex is an excellent investment in a growing and desirable community. As the largest town on Nova Scotia's South Shore, Bridgewater offers a perfect blend of urban amenities and coastal



charm. Known for its vibrant community and scenic waterfront along the LaHave River, the town features: ? Parks & Trails: Including the popular Centennial Trail, ideal for walking, cycling, and exploring nature. ? Thriving Economy: A growing hub for business, healthcare, and education. ? Coastal Lifestyle: Just a short drive to Lunenburg (UNESCO World Heritage Site) and the stunning beaches of the South Shore.

Essential Information

MLS® #	202503252
Price	\$375,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,925
Acres	0.15
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	April 1st, 2025

Community Information

Address	40 Murray Drive
Area	South Shore
District	405-Lunenburg County
Sub-District	C1
City	Bridgewater
County	Lunenburg
Province	NS
Postal Code	B4V 2M7

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2

Parking	Detached, Single, Wired, Parking Spaces(s), Paved
# of Garages	1

Interior

Interior Features	High Speed Internet
Appliances	Electric Oven, Electric Range, Dryer, Washer, Range Hood, Refrigerator
Heating	Baseboard
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres, Cleared, Landscaped, Level
Roof	Asphalt
Construction	Shingle Siding
Foundation	Concrete Perimeter

School Information

Elementary	Bridgewater Elementary School
Middle	Bridgewater Junior Senior High School
High	Park View Education Centre

Additional Information

Zoning	R1
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Listing Details

Listing Office	EXIT Realty Inter Lake
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Listing information last updated on October 17th, 2025 at 1:02am ADT