

\$334,900 - 8518 Highway 201, Nictaux

MLS® #202505871

\$334,900

3 Bedroom, 1.50 Bathroom, 1,669 sqft

Residential on 0.55 Acres

V3, Nictaux, NS

Welcome to this charming 1927

Craftsman-style home, a true family retreat located just moments from Middleton and a very short commute to CFB Greenwood. This beautifully maintained 3-bedroom home boasts classic character with modern updates throughout. Step into the spacious dining and family room off the kitchen, where patio doors open onto a generous deck overlooking a well-landscaped yard complete with a large fenced area, ideal for gardening, chickens, or even a future pool! The main level offers a cozy living room with an ornate fireplace, an updated kitchen surrounded by a quaint eating nook, and a convenient bath and laundry area. Upstairs, discover a newly renovated bathroom (2024), two additional bedrooms, and a welcoming primary bedroom with a walk-in closet. The home is full of delightful features, including stained glass windows, original French doors, a built-in china cabinet, and a charming front porch. Efficiently heated with ETS electric storage, a heat pump (2022), and a wood furnace, this home is as economical as it is cozy. Enjoy the convenience of municipal sewer, gigabit fibre internet, and a freshly updated interior with recent paint and cosmetic improvements. All appliances are included, making this move-in ready home a must-see!



Built in 1928

Essential Information

MLS® #	202505871
Price	\$334,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,669
Acres	0.55
Year Built	1928
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	July 30th, 2025

Community Information

Address	8518 Highway 201
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	1
Parking	No Garage, Gravel, Paved, Single

Interior

Interior Features	See Remarks, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Baseboard, Electric, Furnace, Ductless
# of Stories	1
Stories	One and One Half
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Lot Description	0.5 to 0.99 Acres, Landscaped, Level
Roof	Asphalt
Construction	Wood Siding
Foundation	Concrete Perimeter

Additional Information

Zoning	R-3
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Listing Details

Listing Office	RE/MAX Banner Real Estate
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