

\$699,000 - 5168 Highway 331, Crescent Beach

MLS® #202508563

\$699,000

3 Bedroom, 1.50 Bathroom, 2,086 sqft

Residential on 3.31 Acres

C2, Crescent Beach, NS

Enjoy modern comfort and design in this circa 1850s country house that has been thoughtfully updated and respectfully preserved. Ocean Echo is 3.3 park like acres and offers a picturesque piece of historic South Shore Nova Scotia. Across the road from Crescent Beach and a 10 min walk to Rissers Beach Provincial Park the area also offers coffee shops, galleries, antiques, a pub and well stocked general store. This character home features 3 bedrooms, 1.5 baths, flex rooms, original oak floors, wood doors with walnut handles, six over six windows, cast iron farmhouse sink and a cozy, efficient wood-burning fireplace. Designer lighting and updated appliances complement the traditional interior. The property is perfect for those who appreciate natural beauty. Views of the ocean, a spring fed brook, ponds, an assortment of trees, outdoor fire pit, vegetable/flower gardens and a beautifully maintained yard provide an oasis of fresh, ocean air tranquility. The long driveway and large yard are perfect for pets and children and the grounds are ideal for outdoor recreation. After a day at the beach, shower outdoors completely surrounded by private forest while listening to the echo of nearby waves. Property includes a one of a kind post-and-beam barn, itâ€™s 30ft by 25ft could be used for utility such as boat storage or animal housing and also has the potential for creative uses, such as a workshop, artistâ€™s studio, wedding rental or whatever you can imagine for business or



pleasure. Another historic outbuilding, perfect for tools, storage and garden supplies. Conveniently located only 20 minutes to the large town amenities of Bridgewater, while the charming Towns of Lunenburg and Mahone Bay only about 30 mins away. This home offers the perfect combination of rural serenity and accessibility to coastal attractions, cultural landmarks, and unique local services.

Built in 1859

Essential Information

MLS® #	202508563
Price	\$699,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	2,086
Acres	3.31
Year Built	1859
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	November 13th, 2025

Community Information

Address	5168 Highway 331
Area	South Shore
District	405-Lunenburg County
Sub-District	C2
City	Crescent Beach
County	Lunenburg
Province	NS
Postal Code	B0R 1R0

Amenities

Utilities	Electric, Cable Connected
-----------	---------------------------

Parking	No Garage, Circular Driveway, Paved
Waterfront	Stream/Pond

Interior

Appliances	Electric Range, Dishwasher, Dryer, Washer, Refrigerator, Water Softener
Heating	Fireplace(s), Forced Air
Fireplace	Yes
Fireplaces	Wood Burning
# of Stories	1
Stories	One and One Half, Two
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Lot Description	3 to 9.99 Acres, Partial Landscaped, Wooded
Roof	Asphalt
Construction	Wood Siding
Foundation	Stone

School Information

Elementary	Petite Riviere Elementary School
Middle	Hebbville Academy
High	Park View Education Centre

Additional Information

Days on Market	166
Zoning	Rural

Listing Details

Listing Office	Engel & Volkers (Lunenburg)
----------------	-----------------------------

NSAR IDX Reciprocity listings are displayed in accordance with NSAR's IDX Agreements and property information is provided under copyright© by the Nova Scotia Association of REALTORS®. The above information is from sources deemed reliable but it should not be relied upon without independent verification.

Listing information last updated on October 14th, 2025 at 2:47am ADT