

\$819,000 - 154 Murphy Lake Road, Murphy Lake

MLS® #202510137

\$819,000

2 Bedroom, 2.00 Bathroom, 1,786 sqft

Residential on 2.20 Acres

V2, Murphy Lake, NS

Escape to your private sanctuary with this well appointed 2-bedroom, 2-bath home nestled on 2.2 acres of pristine lakefront property. Enjoy breathtaking water views from every room, with vaulted ceilings and rich wood finishes adding a touch of refined elegance. The open-concept living space is perfect for both relaxing and entertaining. The primary suite invites you to experience peace and solitude, complete with large soaker tub, while the 2nd story loft and bedroom offers additional living or storage space. Many key upgrades completed over the last few years include new septic system (2024), deck (2024), roof & skylight (2023), chimney resurfaced (2023), heating system (2022 & 2019), plumbing & electrical including generator panel. Over the past 20 years the entire main floor layout has been modified, including relocating the kitchen, primary suite, and the addition of the side entryway + dining room. Step outside and immerse yourself in nature, with a wrap-around porch and lower deck providing the ideal setting for enjoying BBQs or stargazing. Cultivate your green thumb in the raised garden beds, and take advantage of your own private beach and dock—perfect for swimming, boating and recreational water sports. The 1.5 detached garage provides a workshop space and a garden shed - PLUS - a bonus finished loft room, increasing capacity for guests or additional storage. Whether you're seeking a peaceful getaway or a comfortable year-round residence, this



exceptional property offers the ultimate lakeside living experience.

Built in 1989

Essential Information

MLS® #	202510137
Price	\$819,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,786
Acres	2.20
Year Built	1989
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	October 16th, 2025

Community Information

Address	154 Murphy Lake Road
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Murphy Lake
County	Kings
Province	NS
Postal Code	B4N 3V8

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Detached, 1.5, Wired, Gravel, Multiple Driveways
# of Garages	2
View	Lake
Is Waterfront	Yes
Waterfront	Lake, Access: Boat, Lake Privileges

Interior

Interior Features	Central Vacuum, Ensuite Bath, High Speed Internet
Appliances	Central Vacuum, Propane Cooktop, Oven, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Baseboard, Ductless
Cooling	Ductless
# of Stories	1
Stories	One and One Half
Has Basement	Yes
Basement	Crawl Space

Exterior

Exterior Features	Dock
Lot Description	1 to 2.99 Acres, Partially Cleared, Landscaped, Sloping/Terraced, Wooded
Roof	Asphalt
Construction	Shingle Siding, Wood Siding
Foundation	Concrete Perimeter

School Information

Elementary	Coldbrook And District School
Middle	Coldbrook And District School
High	Central Kings Rural High School

Additional Information

Days on Market	141
Zoning	S1
HOA Fees	495

Listing Details

Listing Office	MacKay Real Estate Ltd.
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Listing information last updated on October 27th, 2025 at 8:02pm ADT