

\$469,000 - 495 Bruhm Road, Branch Lahave

MLS® #202511498

\$469,000

2 Bedroom, 2.00 Bathroom, 1,260 sqft

Residential on 2.30 Acres

C3, Branch Lahave, NS

Tucked away on a peaceful country road just a quick 10-minute drive from town, 495 Bruhm Road in Branch LaHave is the kind of place that makes you exhale, slow your pace, and fall head over heels for the moment. With the LaHave River winding through your backyard, this hidden gem delivers the perfect blend of peacefulness, low-maintenance one-level living, and everyday ease. Step inside to a sun-filled, open-concept layout where the kitchen, dining, and living areas flow together effortlessly, ideal for quiet nights with the family or get-togethers. Two spacious bedrooms and 1.5 baths offer comfort and flexibility, with the primary suite boasting a walk-in closet and a generous ensuite with room to add a shower. When the evenings turn cool, the crackle of the wood stove brings all the cozy vibes, and thanks to the smart layout, it heats the main level beautifully. This is in addition to the ductless heat pump for heating & cooling efficiency. There's plenty of room to roam upstairs, and the lower-level walkout holds the generous rec-room and opens up endless potential for extra living space, a creative studio, or a potential in-law suite. A breezeway connects the single-car garage with seamless style, while the back deck is basically made for stargazing and slow Sunday mornings with coffee in hand. Private, peaceful, and packed with perks—yes, this one has that spark.



Essential Information

MLS® #	202511498
Price	\$469,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,260
Acres	2.30
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	August 19th, 2025

Community Information

Address	495 Bruhm Road
Area	South Shore
District	405-Lunenburg County
Sub-District	C3
City	Branch Lahave
County	Lunenburg
Province	NS
Postal Code	B4V 4H9

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	2
Parking	Attached, Single, Wired, Gravel, Parking Spaces(s)
# of Garages	1
View	River
Is Waterfront	Yes
Waterfront	River Front, River Access

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Dishwasher
Heating	Baseboard, Ductless, Hot Water, Stove
Cooling	Ductless
Fireplace	Yes

Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Partially Finished, Walk-Out Access

Exterior

Lot Description	1 to 2.99 Acres, Cleared, Landscaped, Level, Sloping/Terraced
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

Additional Information

Zoning	Res
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Listing Details

Listing Office	EXIT Realty Inter Lake
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