

\$249,000 - 34 Thomas Street, Sydney

MLS® #202515419

\$249,000

2 Bedroom, 1.00 Bathroom, 1,130 sqft

Residential on 0.20 Acres

N/A, Sydney, NS

This well-maintained home is full of upgrades and offers exceptional flexibility for a variety of lifestyles. Located within walking distance to downtown, parks, and all amenities, this property is ideal for those looking for convenience, space, and future development potential. A major highlight is the new heat pump, offering energy-efficient heating and cooling. Over the years, the home has seen thoughtful updates and a double lot that stretches to Coady Street—perfect for expanding your living space, building a larger garage, or even future development. Inside, you're welcomed by a spacious foyer. To the left, a comfortable living room awaits, while the first room to the right could be used as a bedroom or home office, depending on your needs. The custom kitchen is both stylish and practical, featuring plenty of storage and workspace. All appliances are included, making it move-in ready. Through beautiful French doors, a generous room is currently being used by the owners as the primary bedroom with ensuite. There is another good-sized bedroom on this level, as well as a convenient mudroom/laundry area at the back of the home. The high, dry basement has been spray foam insulated, making it an excellent candidate for future development. With a walk-out entrance, it provides easy access and the opportunity to create additional living space, an in-law suite, or rental potential. The double lot behind the home offers ample space for gardens, outdoor living areas, or a



second structure like a detached garage. The lot's layout provides flexibility for your future plans. Whether you're a first-time buyer, investor, or someone looking for a home with flexible use and expansion potential, this property delivers.

Built in 1944

Essential Information

MLS® #	202515419
Price	\$249,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,130
Acres	0.20
Year Built	1944
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Date Sold	August 28th, 2025

Community Information

Address	34 Thomas Street
Area	Cape Breton
District	201-Sydney
Sub-District	N/A
City	Sydney
County	Cape Breton
Province	NS
Postal Code	B1S 2R3

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
Parking Spaces	1
Parking	Attached, Single, Gravel
# of Garages	1

Interior

Interior Features	High Speed Internet
Appliances	Range, Dishwasher, Dryer, Washer, Range Hood, Refrigerator
Heating	Furnace, Ductless
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Unfinished

Exterior

Lot Description	Under 0.5 Acres, Landscaped
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Block

Additional Information

Zoning	UR2
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Listing Details

Listing Office	Viewpoint Realty Services Inc. (Sydney)
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Listing information last updated on November 4th, 2025 at 6:02am AST