

\$419,000 - 2386 North Avenue, Canning

MLS® #202515664

\$419,000

3 Bedroom, 2.00 Bathroom, 1,197 sqft

Residential on 0.23 Acres

V2, Canning, NS

Welcome to 2386 North Avenue, a charming bungalow in the heart of Canning, Nova Scotia. Built in 2010, this well-maintained 3-bedroom, 2-bath home offers 1197 sq. ft. of comfortable living space on a spacious 9900 sq. ft. lot. Whether you're a first-time homebuyer or looking for a peaceful retreat, this property has something for everyone. The open-concept design, with in-floor heating and a heat pump, provides year-round comfort, while the attached garage adds convenience and extra storage. Enjoy your mornings or evenings relaxing on the covered veranda at the front of the house, or retreat to the private back deck to unwind in your large, level backyard. With low-maintenance landscaping, the backyard offers the perfect canvas for your gardening dreams or simply to enjoy as-is. Located just minutes from the shops and grocery stores in Canning, you'll appreciate the charming small-town vibe with access to all the essentials. Canning is known for its welcoming community and is a short drive to the vibrant town of Wolfville, home to Acadia University, or Kentville, where you'll find the Regional Hospital. Plus, Halifax is just over an hour away, making this the perfect spot for those looking for the tranquility of rural living with easy access to city amenities. This lovely home truly combines the best of both worlds: comfort, convenience, and the charm of the Annapolis Valley.



Essential Information

MLS® #	202515664
Price	\$419,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,197
Acres	0.23
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	September 3rd, 2025

Community Information

Address	2386 North Avenue
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Canning
County	Kings
Province	NS
Postal Code	B0P 1H0

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking Spaces	4
Parking	Attached, 1.5, Double, Paved
# of Garages	2

Interior

Interior Features	Ensuite Bath, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Refrigerator
Heating	Ductless, In Floor
Cooling	Ductless
Basement	None

Exterior

Lot Description	0.5 to 0.99 Acres, Level
-----------------	--------------------------

Roof	Asphalt
Construction	Vinyl Siding
Foundation	Slab

School Information

High	Northeast Kings Education Centre
------	----------------------------------

Additional Information

Zoning	R2
--------	----

Listing Details

Listing Office	EXP Realty of Canada Inc.
----------------	---------------------------

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 18th, 2025 at 12:17am ADT