

\$875,000 - 2517 Shore Road, Lower Barneys River

MLS® #202517161

\$875,000

4 Bedroom, 2.00 Bathroom, 2,442 sqft

Residential on 16.80 Acres

#45, Lower Barneys River, NS

What a spectacular property! This 4 bedroom 2 bath home is sitting on 16 acres of private land and has 670' of water frontage. The access to the water front is an ease slope with no steep banks to deal with, and the vast shore line is pebbly. The updated kitchen has granite countertops and newer appliances, this is open to the dining room, which is open to the living room. The vaulted ceiling in the living room is gorgeous and really lets the sun shine in! With the almost panoramic views of the ocean, the main floor is a star! Also on the main floor is a sitting room off the living room, a multi media or TV room, primary bedroom with ensuite and walk in closet. The second floor has three bedrooms, or two bedrooms with office, and a full bath. There is a 16' x 16' Florida room just off the side deck, and the front deck is also a great place to sit and enjoy the summer breezes. Heating for the home is an oil furnace, ductless heat pump provides heating and cooling and an electric fireplace provides ambiance in the living room.

This beautiful property is very private with a meandering driveway coming in from Shore Road. It is only 20 minutes to all amenities in New Glasgow, but there is a corner store just down the road for daily necessities.



Built in 1994

Essential Information

MLS® #

202517161

Price	\$875,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,442
Acres	16.80
Year Built	1994
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Date Sold	November 3rd, 2025

Community Information

Address	2517 Shore Road
Area	Northern Region
District	108-Rural Pictou County
Sub-District	#45
City	Lower Barneys River
County	Pictou
Province	NS
Postal Code	B0K 1G0

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking	No Garage, Gravel
View	Harbour, Ocean
Is Waterfront	Yes
Waterfront	Harbour, Access: Harbour, Ocean Access, Stream/Pond

Interior

Interior Features	High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator, Water Softener
Heating	Fireplace(s), Furnace, Ductless
Fireplace	Yes
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Partial

Exterior

Lot Description	10 to 49.99 Acres, Partially Cleared, Partial Landscaped, Wooded
Roof	Metal
Construction	Vinyl Siding
Foundation	Concrete Perimeter, Slab

Additional Information

Days on Market	84
Zoning	Rural

Listing Details

Listing Office	Sunrise Brokerage & Sales Ltd.
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