

\$289,000 - 716 Little Pond Road, Florence

MLS® #202519554

\$289,000

2 Bedroom, 1.00 Bathroom, 1,270 sqft

Residential on 0.50 Acres

N/A, Florence, NS

Welcome to this beautifully maintained bungalow, ideally situated in a sought-after area of Florence. Set on nearly half an acre of landscaped property with mature trees, this home offers both privacy and charm. The warm and inviting interior features an open-concept kitchen that flows seamlessly into a comfortable family room, creating an ideal space for both everyday living and entertaining. Two well-appointed bedrooms and a full bath complete the main level. The spacious, unfinished basement provides excellent potential for customization, allowing you to design a space that perfectly suits your lifestyle. A detached garage equipped with its own electrical meter offers additional storage or workshop space. Recent updates enhance the home's appeal and efficiency, including roofing shingles replaced approximately 10 years ago (coinciding with an addition), as well as updated siding, flooring, and windows. The electrical panel has been upgraded to breakers, and the home is heated by an oil-fired hot water system, complemented by a recently added heat pump for air conditioning and supplemental winter heating. A new oil tank has also been installed and the septic pumped recently. Located just minutes from local shopping and amenities, and close to the beach, this move-in-ready property combines comfort, functionality, and location—making it an ideal opportunity for a new homeowner.



Built in 1975

Essential Information

MLS® #	202519554
Price	\$289,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,270
Acres	0.50
Year Built	1975
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	October 31st, 2025

Community Information

Address	716 Little Pond Road
Area	Cape Breton
District	205-North Sydney
Sub-District	N/A
City	Florence
County	Cape Breton
Province	NS
Postal Code	B1Y 1S7

Amenities

Utilities	Cable Connected, Electricity Connected
Parking	Detached, Gravel

Interior

Appliances	Stove, Washer, Refrigerator
Heating	Hot Water, Radiator
Has Basement	Yes
Basement	Full, Unfinished

Exterior

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

School Information

Elementary	Florence Elementary School
Middle	Dr. T. L. Sullivan Junior High School

Additional Information

Days on Market	77
Zoning	RES

Listing Details

Listing Office	EXP Realty of Canada Inc.
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