

\$599,900 - 72 Carriageway Court, Wolfville

MLS® #202521566

\$599,900

3 Bedroom, 2.00 Bathroom, 2,170 sqft

Residential on 0.18 Acres

V2, Wolfville, NS

Stunning modern raised bungalow located on a quiet cul-de-sac in one of Wolfville's most desirable east-end neighborhoods. This newer construction home offers a perfect blend of contemporary style, energy efficiency, and low-maintenance living—all while showcasing breathtaking panoramic views of Cape Blomidon and the Minas Basin. Inside, the main level features a bright open-concept layout with vaulted ceilings, engineered hardwood floors, and expansive windows that flood the space with natural light. The elegant, well-appointed kitchen is finished with quartz and stainless steel countertops, specialty lighting, and an oversized island—ideal for both casual meals and entertaining. A large sliding glass door opens to a private, south-facing backyard, where a beautiful stone patio and professionally landscaped outdoor space create a peaceful retreat. The primary bedroom on the main floor is a true sanctuary, complete with double barn doors, a walk-in closet, and direct access to a luxurious main bath. A second bedroom on this level is soundproofed and self-contained from the rest of the home, offering excellent flexibility for use as a guest suite, home office, or studio, and is already roughed-in for a three-piece bathroom. Downstairs, the fully finished lower level extends the home's living space with a large rec room, a third bedroom, second full bath, laundry area, utility room, and ample storage. The home also includes a high-efficiency ducted heat pump, staggered



stud construction with spray foam insulation, and an alarm system for comfort and peace of mind. Custom Hunter Douglas blinds are installed throughout and the low-maintenance rock garden front yard adds charm without the upkeep. This stunning property is just a short distance from downtown shops, cafes, restaurants, theÂ Harvest Moon Trail, award-winning wineries and Acadia University!

Built in 2015

Essential Information

MLS® #	202521566
Price	\$599,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,170
Acres	0.18
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	October 1st, 2025

Community Information

Address	72 Carriageway Court
Area	Annapolis Valley
District	Kings County
Sub-District	V2
City	Wolfville
County	Kings
Province	NS
Postal Code	B4P 2N1

Amenities

Utilities	Electric, Cable Connected, Electricity Connected, Phone Connected
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Parking Spaces	2
Parking	No Garage, Double, Interlocking
View	Ocean

Interior

Interior Features	Ensuite Bath, See Remarks, High Speed Internet
Appliances	Stove, Dishwasher, Dryer, Washer, Microwave, Refrigerator
Heating	Heat Pump, Ductless
Cooling	Ducted Cooling, Ductless
Has Basement	Yes
Basement	Finished

Exterior

Lot Description	Under 0.5 Acres, Partially Cleared, Landscaped, Sloping/Terraced
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Wolfville School
Middle	Wolfville School
High	Horton High School

Additional Information

Days on Market	18
Zoning	R2

Listing Details

Listing Office	Exit Realty Town & Country
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